

REGULAR MEETING
MAYOR AND COUNCIL
MARCH 14, 2022

Mayor Chegwidden called the Meeting to Order

Mayor Chegwidden read the Open Public Meeting Statement

Mayor Chegwidden requested Roll Call:

Council President Vasquez- Present
Council Binkoski- Present
Councilwoman Hayes- Present
Councilman Norton- Present
Councilwoman Wickenheisser- Present
Councilman Yeager- Present

Also in attendance were Administrator Joseph Kovalcik Jr. and Attorney Roman Hirniak.

Flag Salute

Mayor Chegwidden led those in attendance with the salute to the American Flag.

Open to the Public

Mayor Chegwidden opened the meeting to the public.

Glenn Corbett, Wharton’s Representative to the RVRSA: The lawsuit against Jersey City is still ongoing. Wharton and the other towns won the first phase and Jersey City won the second phase. Both have filed appeals. This litigation has been ongoing since 2010.

No one else wishing to be heard, Mayor Chegwidden closed the meeting to the public.

Ordinance

Councilwoman Wickenheisser presented O-02-22, “An Ordinance Amending Chapter 165, Article VII, Section 38 of the Revised General Ordinances of the Borough of Wharton, County of Morris, State of New Jersey,” on second reading, by title only.

Mayor Chegwidden opened the meeting to the public for questions or comments on this ordinance only.

No one wishing to be heard, Mayor Chegwidden closed the meeting to the public.

A motion was made by Councilwoman Wickenheisser and was seconded by Councilman Yeager to adopt O-02-22.

ROLL CALL VOTE: YEA-6 NAY-0 ABSENT-0 ABSTAIN-0	MOTION CARRIED
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Ordinance

Councilman Yeager presented O-03-22, “An Ordinance Amending Chapter 315, Article II, Section 7 of the Revised General Ordinances of the Borough of Wharton, County of Morris, State of New Jersey,” on second reading, by title only.

Mayor Chegwidden opened the meeting to the public for questions or comments on this ordinance only.

No one wishing to be heard, Mayor Chegwidden closed the meeting to the public.

A motion was made by Councilman Yeager and was seconded by Councilman Binkoski to adopt O-03-22 on second and final reading.

ROLL CALL VOTE: YEA-6 NAY-0 ABSENT-0 ABSTAIN-0	MOTION CARRIED
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Ordinance

Councilwoman Hayes introduced O-04-22, “An Ordinance to Provide for General Capital Projects Enumerated Within for the Borough of Wharton, County of Morris, and to Provide for the Funding Thereof,” on first reading, by title only.

A motion was made by Councilwoman Hayes and was seconded by Councilman Binkoski to adopt O-04-22 on first reading.

ROLL CALL VOTE: YEA-6 NAY-0 ABSENT-0 ABSTAIN-0	MOTION CARRIED
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Mayor Chegwidden set the date of March 28, 2022 for second and final reading.

Ordinance

Councilman Binkoski introduced O-05-22, “An Ordinance to Provide for Water Capital Projects Enumerated Within for the Borough of Wharton, County of Morris, and to Provide for the Funding Thereof,” on first reading, by title only.

A motion was made by Councilman Binkoski and was seconded by Councilwoman Hayes to adopt O-05-22 on first reading.

ROLL CALL VOTE: YEA-6 NAY-0 ABSENT-0 ABSTAIN-0	MOTION CARRIED
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Mayor Chegwidden set the date of March 28, 2022 for second and final reading.

Ordinance

Council President Vasquez introduced O-06-22, “An Ordinance to Provide for Sewer Capital Projects Enumerated Within for the Borough of Wharton, County of Morris, and to Provide for the Funding Thereof,” on first reading, by title only.

A motion was made by Council President Vasquez and was seconded by Councilman Norton to adopt O-06-22 on first reading.

ROLL CALL VOTE: YEA-6 NAY-0 ABSENT-0 ABSTAIN-0	MOTION CARRIED
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Mayor Chegwidden set the date of March 28, 2022 for second and final reading.

Ordinance

Councilwoman Wickenheisser introduced O-07-22, “An Ordinance of the Borough of Wharton, in the County of Morris, New Jersey Authorizing the Execution of the Second Amendment to the Redevelopment Agreement and the First Amendment to the Financial Agreement with Wharton CHA Urban Renewal, LLC,” on first reading, by title only.

A motion was made by Councilwoman Wickenheisser and was seconded by Councilman Binkoski to adopt O-07-22 on first reading.

ROLL CALL VOTE: YEA-6 NAY-0 ABSENT-0 ABSTAIN-0

MOTION CARRIED

Mayor Chegwiddden set the date of April 25, 2022 for second and final reading.

Resolution

Councilwoman Wickenheisser introduced R-56-22, “Resolution of the Borough of Wharton, County of Morris, New Jersey, Referring the Proposed Redevelopment Plan Amendment for Block 801, Lot 3, Block 903, Lots 2 & 2.03 and Block 301, Lot 1.01 to the Borough Planning Board.”

Borough Planner, Jessica Caldwell advised the Council that this Resolution is in reference to an amendment to the existing Redevelopment Plan for the 4 lots of the former LE Carpenter Site. This Resolution refers the amendment to the Planning Board for their review as is required by the Redevelopment Law. Ms. Caldwell advised that there is a developer interested in this site, which is a former super fund site that \$30 million was spent on cleanup for. Ms. Caldwell gave an explanation of the developer’s concept which includes 1 5 story building and 2 4 story buildings of high-end apartments with amenities. The right away of the trail along Chegwiddden Way would be re-aligned. The Council, including Councilman Binkoski and Councilwoman Wickenheisser had some questions relating to this including, parking, changes to the trail, exits, zoning of the surrounding area, and affordable housing requirements which were answered by Ms. Caldwell. After more discussion, Jessica Almeida from the Borough’s redevelopment attorney’s office, advised that the next steps are that if the Council passes R-56-22 the amendment to the redevelopment plan is sent to the Planning Board for their review and suggestions. Following that process, it will come back to the Council for additional potential action.

A motion was made by Councilwoman Wickenheisser and was seconded by Councilman Yeager to adopt R-56-22.

ROLL CALL VOTE: YEA-6 NAY-0 ABSENT-0 ABSTAIN-0

MOTION CARRIED

Consent Agenda

The following items are considered to be routine and non-controversial by the Mayor and Council and are approved by one motion. There is no separate discussion of these items unless a council member or citizen so requests, in which case, the item is removed from the Consent Agenda and considered in a normal sequence on the agenda.

Approval of Bills: Approve all bills referred to the Finance Committee.

Approval of Minutes: 2/28/22

- Resolutions: R-57-22: Accept Morris County 2021 Trail Construction Grant
R-58-22: Approve Change Order 1- Irondale Mountain Trails Phase II
R-59-22: 2023 Reassessment Program
R-60-22: Amend Temporary Budget**

A motion was made by Council President Vasquez, which was seconded by Councilman Yeager to approve all of the items on the Consent Agenda.

ROLL CALL VOTE: YEA: 6 NAY: 0 ABSENT: 0 ABSTAIN: 0

MOTION CARRIED

Correspondence

- Monthly Report Clerk and Construction
- RVRSA Update

Council Reports

Council President Vasquez: No report.

Councilman Binkoski: He asked if the tax assessor could attend a future Council Meeting.

Councilwoman Hayes: She thanked Ms. Ghebreal for her service to the Borough and wishes her well on her new endeavor.

Councilman Norton: Baseball signups are done and they had a high number of registrations this year. The new backstop is installed at Robert St. Park.

Councilwoman Wickenheisser: No report.

Councilman Yeager: No report.

Mayor Chegwidden's Report: No report.

Open to the Public

Mayor Chegwidden opened the meeting to the public.

No one wishing to be heard, Mayor Chegwidden closed the meeting to the public.

Adjournment

A motion was made by all to close the meeting. This motion was approved via voice vote.

March 14, 2022

ATTEST:

BOROUGH OF WHARTON

WILLIAM J. CHEGWIDDEN,
MAYOR

Gabrielle Evangelista,
Borough Clerk