

**MINUTES OF
MUNICIPAL COUNCIL
WORKSESSION MEETING
FEBRUARY 22, 2011**

The Worksession Meeting of the Municipal Council of the Township of Edison was held in the Council Chambers of the Municipal Complex. The meeting was called to order at 6:04 p.m. by Council President Diehl, followed by the Pledge of Allegiance.

Present were Councilmembers Diehl, Gomez, Karabinchak, Lankey and Mascola.
Councilmember Perilstein was absent.
Councilmember Dr. Prasad entered at 6:13 p.m.

Also present were Township Clerk Murphy, Deputy Township Clerk Kenny, Township Attorney Kemm, Management Specialist Stephens, Recreation Director Halliwell, Public Works Director Roderman, Health Director Elliott, Township Engineer Medina, Deputy Police Chief Vaticano and Cameraman Ellis.

The Clerk advised that adequate notice of this meeting as required by the Open Public Meetings Act of 1975, has been provided by an Annual Notice sent to The Home News and Tribune, The Star Ledger and the Sentinel on January 6, 2011, and posted in the Main Lobby of the Municipal Complex on the same date.

Council President Diehl opened the meeting for comments from the public.

Jane Tousman, 14 Butler Road, said Edison has a big agenda these days. She spoke about the Environmental Resource Inventory and said they will hold a hearing on this in April. She also said the Master Plan is being discussed in March and felt the ERI should be done before the Master Plan. She asked that all Councilmembers obtain copies of the draft Master Plan and also the ERI and look at the comments made at the hearings. She commented that the Zoning Board does not have a public portion and felt all public meetings are required to have public portions.

Esther Nemitz, 162B Fay Street, felt we are still having problems in Edison with gas station attendants being assaulted. She spoke about two gas stations being robbed and also a convenience store on Amboy Avenue. She asked that the Council keep the surveillance camera subject on the agenda. She spoke about HUD cuts and asked if the planned cuts will affect our ability to go forward with the application or affect the future of the application.

Hearing no further comments, this public hearing was closed, on a motion made by Councilmember Lankey, seconded by Councilmember Karabinchak, with all in favor.

5. APPROVAL OF MINUTES

a. through d. No comments

6. COUNCIL APPOINTMENTS:

This was held later in the meeting.

7. REPORTS FROM ALL COUNCIL COMMITTEES:

None

8. POINTS OF LIGHT

None

Council President Diehl said he received a letter from Mayor Ricigliano stating that Mr. Gonzalez, Mr. Stephens and she will be in attendance at the meeting of February 28th. He asked if in addition to them being in attendance, if they will be willing to answer questions.

Mr. Stephens said yes they will.

Council President Diehl asked about television coverage.

Mr. Stephens said there will be television coverage. He asked what the general questions will be so they can be prepared to answer them.

Council President Diehl said they will do this as things develop.

9. FROM THE BUSINESS ADMINISTRATOR:

- a. Councilmember Lankey asked how many bids were received.

Mr. Stephens said bids were received once and they were turned down. This came back higher. He will check with the Purchasing Agent. This will then go to negotiations.

Councilmember Lankey asked how many bidders were actually being received. He commented that there are a lot of bid rejections on the agenda and he is surprised that in today's economy more people are not bidding for services.

Mr. Stephens said he will check with the Purchasing Agent.

- b. No comment was made.

10. FROM THE DEPARTMENT OF FINANCE:

- a. Councilmember Mascola asked about paying this much money on one bill list and about the school amount.

- b. through e. No comments were made.

11. FROM THE DEPARTMENT OF HEALTH:

- a. and b. No comments were made.

12. FROM THE DEPARTMENT OF PLANNING AND ENGINEERING:

- a. No comment was made.

- b. Mr. Medina said this is retroactive to the permit date.

- c. through l. No comments were made.

13. FROM THE DIRECTOR OF PUBLIC WORKS:

- a. through c. No comments were made.

14. FROM THE CHIEF OF POLICE:

- a. and b. No comments were made.

15. FROM THE COUNCIL MEMBER TO THE PLANNING BOARD:

Councilmember Karabinchak explained the presentation on the reexamination of the Master Plan.

16. UNFINISHED BUSINESS:

ORDINANCES FOR FURTHER CONSIDERATION AND PUBLIC HEARING:

- O.1764-2011 No comment was made.

17. PROPOSED RESOLUTIONS:

R.014-012011 Council President Diehl asked for an itemized breakdown of the services rendered on these and said they will probably not deal with them on Thursday, but at the next meeting.

R.015-012011 No comment was made.

R.063-012011 No comment was made.

R.064-012011 No comment was made

18. COMMUNICATIONS:

None

19. DISCUSSION ITEMS:

Council President Diehl:

a. Council President Diehl asked for the Ethics Board and Zoning Board appointments on Thursday. He said Harish Verma will be appointed to the Zoning Board and the Township Clerk explained the Ethics appointments.

Councilmember Gomez:

None

Councilmember Karabinchak:

a. Councilmember Karabinchak said he sent questions to the Tax Assessor and still has not received an answer.

Mr. Stephens said he will check on this.

b. through d.. No comments were made.

e. Councilmember Karabinchak felt this is something the Council should look at. It has been talked about in the Planning Board but is not mentioned in the Master Plan except for one sentence. This authority or utility would help different areas of the Township with parking problems and generate revenue for the Township. If the authority is established, there will be a dollar amount attached to a parking space. This would eliminate people parking in front of homes. He will start to discuss this with Mr. Bignell. State statutes have to apply and he hoped to bring some more general information.

f. Councilmember Karabinchak would like to see this expanded. He spoke about Direct TV and the Dish Network and said that Edison TV is only available on Cablevision. He asked the Administration to look into getting Edison TV carried by these two other carriers as this would expand knowledge to the residents.

Mr. Stephens asked who he spoke to as they were told a few years ago, they would not do this.

g. No comment was made.

h. Councilmember Karabinchak said the bids are due next month and hoped by the end of the year or beginning of next year we will have a new tower.

Councilmember Lankey:

None

Councilmember Mascola:

None

Councilmember Perilstein:

None

Councilmember Prasad:

None

20. CLOSED SESSION:

Council President Diehl said this will not be held this evening.

COUNCIL APPOINTMENTS

Council President Diehl said Madeline Cook was asked to come back and answer questions about the site and what is proposed.

Ms. Cook said she is present to answer any questions in order to make everyone comfortable about this project. They are looking for a Resolution authorizing a signature on the legal binding agreement between the Township and the developers so development can move forward. She said Phil Albert from the Albert Group is the lead developer and Sharon Levy from Housing can provide answers about tax credits.

Council President Diehl asked for an overall discussion of the vision.

Ms. Cook spoke about BRAC and noted they are trying to develop five acres for affordable housing. The first stage is for sixty units and fifteen of them have to be dedicated to the homeless. This is a beautiful building that will be no more than three stories. There will be a management office within the facility. This will offer services to the people who live there such as medical services and housekeeping.

Council President Diehl asked if this will be operating within the building

Ms. Cook said there will be a service office, an administrative office and a maintenance staff. They would also provide counseling.

Council President Diehl asked the estimated population

Ms. Cook said there will be one, two and three bedroom units. Twelve units will be one bedroom, thirty six will be two bedrooms and twelve will be three bedrooms.

Ms. Levy said the rest is for a working population after the fifteen homeless.

Council President Diehl wanted to try and figure out the number of school age children.

Ms. Cook did not feel this amount would be tremendous. She said the Board of Education is planning a pre-school on this site. She also said the tax credits have to be in by a certain date.

Council President Diehl said they will not prepare a Resolution for this Thursday as it is impractical right now.

Ms. Cook asked when this will come up for a vote.

Council President Diehl said probably at next the meeting in March. He understands there is a deadline but the Council has a lot on their plate right now and in order to give the project full consideration, he does not want to deal with it on Thursday. He asked for an estimated number of school children as right now Edison schools are overcrowded.

Mr. Stephens said the Council approved one hundred twenty units for this location. He asked if we will do two legally binding agreements or just one.

Mr. Albert said they asked for all to be done in one agreement.

Councilmember Gomez asked if there is a control in place as to the number of residents per unit.

Ms. Cook said Edison has ordinances that govern this.

Mr. Albert said the marketing plan will address how many adults and children in the unit. There are HUD rules on how many same sex children can be in one bedroom.

Councilmember Gomez asked if this is only open to Edison residents or is it expanded.

Mr. Albert said because the funding sources are State and Federal, we cannot limit this to Edison.

Councilmember Mascola asked about the pilot program.

Mr. Albert said they will be requesting a pilot under HMFA status or payment in lieu of taxes or State payment in lieu of taxes depending on final financing. Under either scenario, the municipality gets to keep the revenue generated from the property.

On a motion made by Councilmember Lankey, seconded by Councilmember Mascola, with all in favor, the meeting was adjourned at 6:43 p.m.

Robert Diehl
Council President

Reina A. Murphy, RMC
Municipal Clerk