

**NORTH BRUNSWICK TOWNSHIP |
MINUTES....**

**REGULAR MEETING
June 9, 2025**

A regular meeting of the North Brunswick Township Council was held on Monday, June 9, 2025 at 7:00 pm at the Township of North Brunswick Municipal Complex Court Room located at 710 Hermann Road, North Brunswick, Middlesex County, New Jersey.

Mayor Womack called the meeting to order

Roll call:

Present: Messrs. Rich, Mehta, Davis and Ms. Guadagnino

Absent: Ms. Hutchinson, Mr. Socio

Also present: Township Attorney Ronald Gordon, Business Administrator Justine Progebin, Chief Financial Officer Cavel Gallimore, Director of Department of Public Works Steven Bloyed, Chief of Police Joe Battaglia, Director of DPRCS Lou Ann Benson, Director of Community Development Michael Hritz, Municipal Clerk Lisa Russo and Deputy Municipal Clerk Monica Orlando

Ms. Russo announced that the notice requirements of the law have been satisfied. Notices were sent by email on May 23, 2025 to the following:

- a) The Home News Tribune
- b) The Star Ledger

Notice receipts are on file in the Municipal Clerk's Office at the Municipal Complex.

Councilman Davis lead the assembly in the Pledge of Allegiance.

Mayor Womack asked council members if any items are to be removed from the Consent Agenda.

Mayor Womack called for a motion to approve ***item 4a to 4o*** on the consent agenda. Motion made by Councilman Davis second by Councilman Mehta.

- a) Resolution 189-6.25** - Resolution Authorizing Purchases from Vendors Approved Under State Contract
- b) Resolution 190-6.25** - Resolution Authorizing the Purchase of Goods & Services from Vendors Approved Under Cooperative Purchasing Agreements
- c) Resolution 191-6.25** - Resolution Authorizing an Adjustment to Township Customer(s) for Their Water-Sewer Utility Account
- d) Resolution 192-6.25** - Resolution Authorizing Budgets Transfers
- e) Resolution 193-6.25** - Resolution Deferring Additional School Tax Liability - \$870,000.00
- f) Resolution 194-6.25** - Resolution Authorizing the Renewal of a Portion of the Township's \$40,695,000 Bond Anticipation Notes, Series 2024A, Dated July 8, 2024, and Authorizing Bond Anticipation Notes in the Sum of \$16,490,000 Authorized by Ten Bond Ordinances Heretofore Adopted to Finance Various Capital Improvements in, by, and for the Township of North Brunswick, County of Middlesex, New Jersey, and Providing for Other Details of Said Issue.

- g) **Resolution 195-6.25** - Resolution Authorizing Award of Contract BID25010 to Franklin Miller, Inc. for the Purchase of a Sewage Grinder
- h) **Resolution 196-6.25** - Resolution Authorizing an Amendment to Contract BID23004 With J. Fletcher Creamer & Son Inc. for Sewer and Stormwater Collection System Maintenance and Repair Services
- i) **Resolution 197-6.25** - Resolution Authorizing an Agreement with ATT Sports, Inc. for the Resurfacing of Four Basketball Courts Under ESCNJ Contract
- j) **Resolution 198-6.25** - Resolution of the Township of North Brunswick Authorizing Award of Contract BID25003 to C-3 Technologies, LLC for the Construction of a New Public Works Fuel Pump Station
- k) **Resolution 199-6.25** - Resolution Authorizing Closeout Change Order with Lucas Brothers, Inc. for the Huron Road Project as Part of the Road Improvement Program Closeout Change Order (\$34,662.25)
- l) **Resolution 200-6.25** Resolution Approving Membership to North Brunswick Fire Company #3
- m) **Resolution 201-6.25**: Resolution Endorsing the Housing Element and Fare Share Plan Adopted by the Planning Board on May 21, 2025
- n) **Resolution 202-6.25**: Amending and Approving an Application for a Person-to-Person and Place-to-Place Transfer of Liquor License 1215-44-017
- o) **Resolution 203-6.25**: Authorizing Bill Pay

Roll call:

Yays: Messrs. Rich, Mehta, Davis and Ms. Guadagnino
 Nays:
 Abstain:
 Absent: Ms. Hutchinson, Mr. Socio

Mayor Womack called for a motion to approve item 5a on the agenda of **Regular Meeting/ May 5, 2025** so moved by Council President Guadagnino, second by Councilman Davis.

Roll call:

Yays: Messrs. Rich, Mehta, Davis, and Ms. Guadagnino
 Nays:
 Abstain:
 Absent: Ms. Hutchinson, Mr. Socio

Ordinances / First Reading / Introduction:

#25-05 –Ordinance Releasing, Extinguishing, and Vacating the Rights of the Township of North Brunswick in Sewer Easements located on Block 321, Lot 8.05, in the City of New Brunswick, Middlesex County, State of New Jersey

Mayor Womack called for a motion to introduce **Ordinance #25-05** So moved by Councilman Mehta, second by Council President Guadagnino. Second reading and public hearing to be held at a regular meeting on June 23, 2025 at 7:00 pm in the Municipal Complex Court Room, 710 Hermann Road, North Brunswick, Middlesex County, New Jersey Following Legal Publication in the June 13, 2025 of

the Home News Tribune according to the Law. This ordinance is posted in the Municipal Complex, Municipal Clerk's Office at 710 Hermann Road, North Brunswick, Middlesex County, New Jersey and copies are available upon request.

Roll call:

Yays: Messrs, Rich, Mehta, Davis and Ms, Guadagnino
Nays: None
Abstain: None
Absent: Ms. Hutchinson, Mr. Socio

#25-06 – An Ordinance amending and supplementing Chapter 205, “Land Use,” Article XVII, “Industrial District,” Section 205-76.1 “Transit-Oriented Mixed Use Development Overlay” and implementing the Housing Element and Fair Share Plan adopted May 21, 2025

Mayor Womack called for a motion to introduce **Ordinance #25-06**. So moved by Councilman Davis, second by Council President Guadagnino. Second reading and public hearing to be held at a regular meeting on June 23, 2025 at 7:00 pm in the Municipal Complex Court Room, 710 Hermann Road, North Brunswick, Middlesex County, New Jersey Following Legal Publication in the June 13, 2025 of the Home News Tribune according to the Law. This ordinance is posted in the Municipal Complex, Municipal Clerk's Office at 710 Hermann Road, North Brunswick, Middlesex County, New Jersey and copies are available upon request.

Roll call:

Yays: Messrs, Rich, Mehta, Davis and Ms, Guadagnino
Nays: None
Abstain: None
Absent: Ms. Hutchinson, Mr. Socio

#25-07 – Ordinance amending Chapter 205 to create a new Article XIIB, “R-9 Mid-Rise Senior Residential District” implementing the Housing Element and Fair Share Plan adopted May 21, 2025

Mayor Womack called for a motion to introduce **Ordinance #25-07**. So moved by Council President Guadagnino, second by Councilman Mehta. Second reading and public hearing to be held at a regular meeting on June 23, 2025 at 7:00 pm in the Municipal Complex Court Room, 710 Hermann Road, North Brunswick, Middlesex County, New Jersey Following Legal Publication in the June 13, 2025 of the Home News Tribune according to the Law. This ordinance is posted in the Municipal Complex, Municipal Clerk's Office at 710 Hermann Road, North Brunswick, Middlesex County, New Jersey and copies are available upon request.

Roll call:

Yays: Messrs, Rich, Mehta, Davis and Ms, Guadagnino
Nays: None
Abstain: None
Absent: Ms. Hutchinson, Mr. Socio

#25-08 – Ordinance amending Chapter 205 to create a new Article XIIC, “R-10 Mid-Rise Family Residential District” in order to implement the May 21, 2025, Housing Element and Fair Share Plan

Mayor Womack called for a motion to introduce **Ordinance #25-08** So moved by Councilman Mehta, second by Councilman Davis. Second reading and public hearing to be held at a regular meeting on June 23, 2025 at 7:00 pm in the Municipal Complex Court Room, 710 Hermann Road, North Brunswick, Middlesex County, New Jersey Following Legal Publication in the June 13, 2025 of the Home News Tribune according to the Law. This ordinance is posted in the Municipal Complex, Municipal Clerk's Office at 710 Hermann Road, North Brunswick, Middlesex County, New Jersey and copies are available upon request.

Roll call:

Yays: Messrs, Rich, Mehta, Davis and Ms, Guadagnino
Nays: None
Abstain: None
Absent: Ms. Hutchinson, Mr. Socio

#25-09 – An Ordinance amending and supplementing Chapter 227 “Parking for the handicapped” of the Code of the Township of North Brunswick

Mayor Womack called for a motion to introduce **Ordinance #25-09** So moved by Councilman Davis, second by Councilman Rich. Second reading and public hearing to be held at a regular meeting on June 23, 2025 at 7:00 pm in the Municipal Complex Court Room, 710 Hermann Road, North Brunswick, Middlesex County, New Jersey Following Legal Publication in the June 13, 2025 of the Home News Tribune according to the Law. This ordinance is posted in the Municipal Complex, Municipal Clerk's Office at 710 Hermann Road, North Brunswick, Middlesex County, New Jersey and copies are available upon request.

Roll call:

Yays: Messrs, Rich, Mehta, Davis and Ms, Guadagnino
Nays: None
Abstain: None
Absent: Ms. Hutchinson, Mr. Socio

Reports from Mayor, Council, Administrator, CFO

Council President Guadagnino reminded residents of “Tunes at Twilight” taking place on Thursday, June 12, 2025 in Community Park.

Council President Guadagnino also announced the “Bob Hermes 48th Annual Fishing Derby” at Boyd Ponds. This event will take place on Father's Day, June 15, 2025. If you donate pasta or a can of sauce, there is a raffle to win a prize.

Director Bloyed of Department of Public Works introduced Loren Ventrice, the Recycling Coordinator for the Township of North Brunswick. The County of Middlesex, in conjunction with North Brunswick Township, will be rolling out a new recycling system. There will now be an automated truck and almost identical Recycling Can as our garbage can. All recyclables will go in the new Recycling Can.

PBA President Sal Romero and Police Officer Richard Mcelroy gave a recent donation to Erika, victim of a house fire. Officer Romero explained that Officers participated in “No Shave November, December and January.” Thank you to Chief Battaglia for allowing them to participate. He also thanked the Mayor and Council for the new gym. He is proud of the relationship between the Town and the North Brunswick Township Police Department.

Officer Romero reminded that there will be a Bocci game at the Senior Center between the PBA and seniors.

Mayor Womack opened the Public Hearing at 7:18 pm.

No one from the public..

Mayor Womack called for a motion to close Public Hearing at 7:19 pm, so moved by Council President Guadagnino, second by Councilman Davis.

Roll call:

Yays: Ms. Hutchinson, Messrs. Rich, Mehta, Davis and Guadagnino

Nays:

Abstain:

Absent: Mr. Socio

The Mayor and Town Council relocated to the Council Room for an Agenda Workshop to discuss items for the next Town Council Meeting. No formal action was taken

Mayor Womack called for a motion to adjourn, so moved by Council President Guadagnino second by Councilman Rich.

Adjourn 7:57 pm

Lisa Russo
Municipal Clerk