

MINUTES OF THE HARDYSTON TOWNSHIP COUNCIL MEETING HELD ON AUGUST 27, 2025

The meeting was called to order by Mayor Kaminski at approximately 7:00 P.M. with the opening statement that the meeting had been duly advertised and met all the requirements of the Sunshine Law. Also present were: Deputy Mayor Verrilli, Councilman Kula, Councilman Miller, Councilman Cicerale, Manager Carrine Piccolo-Kaufer, Clerk Jane Bakalarczyk, and Township Attorney Robert Rossmeissl of Dorsey & Semrau.

SALUTE THE FLAG

CONSENT AGENDA: ALL MATTERS LISTED BELOW ARE CONSIDERED TO BE ROUTINE IN NATURE AND WILL BE ENACTED BY ONE MOTION. THERE WILL BE NO SEPARATE DISCUSSION OF THE ITEMS. IF ANY DISCUSSION IS DESIRED, THAT PARTICULAR ITEM WILL BE REMOVED FROM THE CONSENT AGENDA AND WILL BE CONSIDERED SEPARATELY.

Monthly Reports:

1. Municipal Clerk Report – July 2025
2. Tax Collector Report – July 2025
3. Construction Certificate Activity Report – July 2025
4. Construction Permit Activity Report – Hardyston – July 2025
5. Construction Permit Activity Report – Hamburg – July 2025
6. Construction Permit Activity Report – Franklin – July 2025
7. Construction Permit Activity Report – Newton – July 2025
8. Construction Permit Activity Report – Sussex – July 2025
9. Construction Permit Activity Report – Wantage – July 2025
10. Police Department Report – July 2025
11. Municipal Court Report – July 2025
12. Zoning Officer Report – July 2025
13. Land Use Report – July 2025
14. Sussex County Health Department Report – July 2025
15. Department of Public Works – July 2025

Agreements/Applications/Licenses:

1. Raffles – Birth Haven, Inc.
2. IDEMIA Identity & Security USA, LLC – Maintenance and Support Agreement – Police Dept.

A motion was made by Verrilli to approve the consent agenda as presented, seconded by Kula. All in favor. Motion carried.

DISCUSSION ITEM:

- Hamburg Quarry–Vulcan Materials Update

Representatives from Vulcan Materials were present along with Township Engineer Mike Vreeland to address concerns from residents regarding their recent quarrying activities. They gave an overview of the current activities. A motion was made and seconded to open the meeting to the public. All in favor. Motion carried. No public comment. A motion was made and seconded to close the meeting to the public. All in favor. Motion carried.

**MINUTES OF THE HARDYSTON TOWNSHIP COUNCIL MEETING HELD ON
AUGUST 27, 2025**

MANAGERS REPORT:

Township Manager reported and gave the Council updates on the following:

- Road Improvement Projects
- Planet Networks – Phones/Internet
- Grant Opportunities
- Hardyston Family Festival
- Guardians of the Ribbon Funds

At this time, a motion was made by Miller to donate the Guardians of the Ribbon funds to a resident and volunteer firefighter in need, seconded by Kula. All in favor. Motion carried.

- Radio Improvements – Hardyston Fire Department
- Vulcan (Eastern Concrete Materials)
- St. Clare's – EMS Services

ORDINANCES

1ST READING:

None

ORDINANCES

2ND READING:

2025-08

ORDINANCE OF THE TOWNSHIP OF HARDYSTON, COUNTY OF SUSSEX, STATE OF NEW JERSEY AUTHORIZING ELIZABETHTOWN GAS COMPANY, ITS SUCCESSORS AND ASSIGNS, TO CONSTRUCT, LAY, MAINTAIN, AND OPERATE FOR A PERIOD OF 25 YEARS, THE NECESSARY MAINS, CONDUCTORS, PIPES AND CONCOMITANT APPURTENANCES FOR THE PURPOSE OF CONVEYING, STORING, SUPPLYING AND DISTRIBUTING GAS FOR LIGHT, HEAT, POWER AND OTHER PURPOSES FOR PUBLIC AND PRIVATE USE AND CONSUMPTION ALONG AND UNDER ALL THE STREETS, AVENUES, PARKS, PARKWAYS, HIGHWAYS OR OTHER PUBLIC PLACES WITHIN THE TOWNSHIP OF HARDYSTON IN THE COUNTY OF SUSSEX AND STATE OF NEW JERSEY

WHEREAS, Elizabethtown Gas Company, a corporation of the State of New Jersey and a public utility subject to the jurisdiction of the New Jersey Board of Public Utilities was granted Municipal Consent to construct, maintain, and operate a gas line for the distribution of natural and mixed gas throughout Hardyston Township (hereinafter, the "Service") pursuant to Ordinance number 94-2 adopted on March 15, 1994 (hereinafter, "Municipal Consent," or the "Franchise"); and

WHEREAS, the Service provided by Elizabethtown Gas Company pursuant to the Franchise has generally been acceptable to the Township; and

WHEREAS, Elizabethtown Gas Company has made application to extend the Township's Municipal Consent for the Service; and

WHEREAS, the Township of Hardyston has received, reviewed and considered additional information provided by Elizabethtown Gas Company and its request to extend the Township's Municipal Consent for the Service; and

**MINUTES OF THE HARDYSTON TOWNSHIP COUNCIL MEETING HELD ON
AUGUST 27, 2025**

WHEREAS, the Township Council has determined that it is reasonable and necessary for Elizabethtown Gas Company to continue to provide the Service throughout the Township; and

WHEREAS, the Township of Hardyston desires to extend its Municipal Consent to Elizabethtown Gas Company.

NOW, THEREFORE BE IT ORDAINED by the Township Council of the Township of Hardyston, County of Sussex, State of New Jersey, as follows:

SECTION 1. Grant of Municipal Consent

Pursuant to N.J.S.A. 48:3-11, the Mayor and Township Council of the Township of Hardyston hereby grant Elizabethtown Gas Company, a Corporation of the State of New Jersey (hereinafter "Elizabethtown") with principal offices located at 520 Green Lane, Union, New Jersey 07083, its successors and assigns, a nonexclusive consent, right and privilege for the use, without impairment of, or obstruction to the public use, of the roads, streets, parks, avenues, ways, and other public places of the Township of Hardyston to construct, lay, maintain, and operate for a period of twenty-five (25) years, the necessary mains, conductors, pipes and concomitant appurtenances for the purpose of conveying, storing, supplying and distributing natural and mixed gas for heat, power, light and other purposes for public and private use and consumption, along in, or under the following described Service Area: all of the streets, avenues, alleys, parks, parkways, highways, or other public places within the Township, and other public places that now exist or may be hereinafter be laid out by the municipal authorities of the said Township or dedicated to said Township.

SECTION 2. Conditions on Grant of Municipal Consent

The Municipal Consent granted herein is expressly conditioned upon the following:

- (a) the written acceptance of Elizabethtown of the terms and conditions of this municipal Consent Ordinance within thirty (30) days of its final adoption.
- (b) the New Jersey Board of Public Utilities (hereinafter "N.J.B.P.U.") approval of the Consent herein granted and the issuance of such other grants or approvals as determined by the N.J.B.P.U.
- (c) Elizabethtown shall satisfy all Statutory requirements of N.J.S.A. 48:13-1 et seq. regarding the proper organization and operation of Public Utilities engaged in the distribution of natural and mixed gas, and shall remain subject to the jurisdiction of and comply with all Rules and Regulations of the United States Department of Transportation, Office of Pipeline Safety and the N.J.B.P.U. as well as the Ordinances of the Township of Hardyston.
- (d) Elizabethtown shall construct and continuously maintain and operate its distribution line within the service area in a safe and efficient manner, and maintain such gas distribution lines in a state of good operation and repair and including all streets, roads, and public rights-of-way within the Township of Hardyston wherein its lines are located.
- (e) the construction, operation and maintenance of the gas distribution system within the rights-of-way of the Township of Hardyston shall in no way

**MINUTES OF THE HARDYSTON TOWNSHIP COUNCIL MEETING HELD ON
AUGUST 27, 2025**

place any obligation, financial or otherwise, or any liability of any kind, upon the Township of Hardyston and no obligation is to attach for the construction, operation and maintenance of the said gas distribution system to the Township.

- (f) any and all regulating pits and venting structures or like facilities shall not be located along the public rights-of-way comprising the Service Area.

SECTION 3. Construction; Installation; Restoration.

- A. Construction. In each and every case in which road openings or excavation of any nature are required or made for the purposes aforesaid, Elizabethtown shall restore, all such public and private lands or facilities to as good a condition as existed at the commencement of the said work or such better condition, at its sole cost and expense. All such openings and installation and maintenance shall be undertaken in strict compliance with the standards imposed by the N.J.B.P.U., any other regulatory agency, and all applicable Township Ordinances, with such work to be done in a careful, prudent and workmanlike manner, and within such time limitations as shall be best for the proper safeguard of the public.
- B. Relocation. If at any time during the period of this Municipal consent, the Township of Hardyston finds it necessary to alter or change the grade of any street, road or other public right-of-way or area, Elizabethtown shall, upon reasonable notice by the Municipality, remove and relocate its distribution line and pipes at the expense of Elizabethtown.
- C. Restoration. In the event that Elizabethtown shall refuse or neglect, after ten (10) days notice in writing by a representative of the Township, to restore any disturbed area at its cost and expense, and in compliance with all applicable Municipal Ordinances in effect at the time, to its pre-existing or better condition, any street, road, pavement, driveway or other reserves after having made an opening or excavation, the necessary work to accomplish such restoration may be done by the Township of Hardyston, and thereafter, Elizabethtown shall be
- D. liable for the actual and necessary costs thereof, and shall immediately pay such costs to the Township upon receiving notice thereof.
- E. Preconditions to Undertaking Construction. Elizabethtown shall give to the Township of Hardyston, through its duly designated representative, written notice of its intention to open or excavate any street or other public place in accordance with the Township of Hardyston's Ordinance regulating the excavation and opening of streets, roads and highways, with the exception that such notice requirement shall be waived in the event of an emergent circumstance such that such emergency will affect public health or safety. As soon as practically possible after the occurrence of such emergent circumstance, Elizabethtown shall give prompt written notice to the Township of any emergency opening or excavation that Elizabethtown shall undertake.

SECTION 4. Indemnification, Performance Bond, Liability.

- A. Indemnification. Elizabethtown, its successors and assigns, by the acceptance of the grants, rights and privileges conferred by this ordinance, shall at all times and does hereby and will indemnify and hold harmless, the Township of Hardyston and all of its subsidiary agencies, officials and employees for any and all claims of whatsoever kind or nature arising from or relating to the construction, installation, maintenance, laying, repairing, inspecting, or altering of maintains conductors, pipes and appurtenances thereto, and any other facilities, and including, but not by way of limitation, any damages, penalties, costs, attorney's fees and charges for personal injury, property damage or otherwise, based upon

**MINUTES OF THE HARDYSTON TOWNSHIP COUNCIL MEETING HELD ON
AUGUST 27, 2025**

Elizabethtown's negligence or the negligence of its agents, servants, employees or independent contractors.

- B. Performance Bond. Prior to the commencement or any construction or installation under this Municipal Consent, Elizabethtown shall execute and deliver to the Clerk of the Township and subject to prior review and approval by the Township Attorney, a Bond in the amount of \$10,000.00 guaranteeing the faithful performance of all of its obligations and undertakings under this Ordinance, which Bond shall be enlarged or renewed from time to time as the Council may require.
- C. Liability Insurance. Elizabethtown agrees to maintain and keep in full force and effect, at its sole expense, and at all times during the terms and duration of this Municipal Consent, sufficient liability insurance naming the Township of Hardyston as an additional insured party, and insuring and indemnifying the Township against any loss by any such claim, suite, judgment, execution or as follows:
 - a. Elizabethtown shall carry Worker's Compensation Insurance with Statutory limits.
 - b. Elizabethtown shall at all times, maintain a Comprehensive General Liability Insurance Policy with a single limit amount of \$1,000,000.00 covering liability for any death, personal injury, property damage or other liability arising out of its construction and operation of the gas distribution systems herein and in addition, an excess liability (or "umbrella") policy in the amount of \$3,000,000.00.
 - c. Elizabethtown shall furnish to the Township of Hardyston a certified copy or Certificate of Insurance of each of the Policies as set forth herein.

SECTION 5. Duration of Consent

- A. Term. The Municipal consent granted to Elizabethtown herein is for a period of twenty-five (25) years from the effective date of this Ordinance.
- B. Public Hearing. Immediately prior to the twenty-five (25) year expiration of this Consent, the Township of Hardyston shall conduct public hearings regarding the performance of Elizabethtown with the terms of this Municipal Consent. The public hearing shall be duly advertised and shall provide any opportunity for all interested persons to participate.
- C. Extension. Upon the conclusion of the public hearings as set forth herein, the Township of Hardyston shall consider such extension and such additional conditions as the record of the public hearings may warrant.
- D. Notice of Proceedings. Elizabethtown shall give the Municipality timely written notice of at least fifteen (15) days in advance of all proceedings initiated by Elizabethtown or the N.J.B.P.U. or other Regulatory Agency, when such proceedings may affect the commitments, this Municipal Consent or relationship between Elizabethtown and the Municipality, whether or not such notice is required by law. All submissions provided to such Regulatory Agency by Elizabethtown shall also be provided to the Township of Hardyston.

**MINUTES OF THE HARDYSTON TOWNSHIP COUNCIL MEETING HELD ON
AUGUST 27, 2025**

SECTION 6. Severability.

If the provision of any article, section, subsection, paragraph, subdivision or clause of this Ordinance shall be judged invalid by any Court or Competent jurisdiction, such Order or Judgment shall not effect or invalidate this remainder of any such article, section, subsection, paragraph or clause, and, to this end, the provisions of this Ordinance are hereby declared to be severable.

SECTION 7. All ordinances of the Township of Hardyston which are inconsistent with the provisions of this ordinance are hereby repealed to the extent of such inconsistency.

SECTION 8. Effective Date.

This Municipal Consent Ordinance shall become effective upon adoption and publication according to law, and only upon written acceptance of this Municipal Consent by Elizabethtown, which written acceptance shall be filed with the Clerk of the Municipality within thirty (30) days of the date after which Elizabethtown receives notice of the passage of this Ordinance, and approval of the franchise hereby granted by the New Jersey Board of Public Utilities.

A motion was made and seconded to open the meeting to the public. All in favor. Motion carried. No public comment. A motion was made and seconded to close the meeting to the public. All in favor. Motion carried. A motion was made by Miller to approve Ordinance 2025-08 on second reading, seconded by Cicerale. All in favor. Motion carried.

2025-09

**AN ORDINANCE OF THE TOWNSHIP COUNCIL OF THE TOWNSHIP OF
HARDYSTON, COUNTY OF SUSSEX, AND STATE OF NEW JERSEY AUTHORIZING
A SPECIAL ASSESSMENT FOR THE DEER TRAIL LAKE COUNTRY CLUB
INC. DAM REPAIR PURSUANT TO A DAM RESTORATION LOAN FROM THE NEW
JERSEY DEPARTMENT OF ENVIRONMENTAL PROTECTION'S DAM
RESTORATION LOAN PROGRAM**

WHEREAS, in 2022, Deer Trail Lake Country Club, Inc. ('Deer Trail Lake'), a private lake community located in Stockholm, NJ, notified the Township of Hardyston that its Dam on Fawn Lake, a high hazard dam, is in urgent need of repair, and that a successful application to the Dam Restoration Loan Program is the only viable pathway for Deer Trail Lake to address this need in the near-term future; and

WHEREAS, Deer Trail Lake indicated its intent, accordingly, to apply for a Dam Restoration Loan ('Dam Loan Application') via the New Jersey Department of Environmental Protection ('NJDEP') Dam Restoration Loan Program; and

WHEREAS, the NJDEP requires the municipal government in the municipality wherein a private lake dam restoration is to occur to act as co-borrower of funds in the event of default by the private lake association; and

WHEREAS, Deer Trail Lake requested that the Township commit to act as co-borrow for purposes of its Dam Loan Application; and

WHEREAS, the Township in 2022 approved Resolution #14-22, tentatively committing to serve as co-borrower in connection with the Dam Loan Application, subject to certain conditions; and

WHEREAS, the Township's tentative commitment pursuant to Resolution #14-22 was contingent upon the Township approving subsequent legislation and entering into an agreement with Deer Trail Lake whereby the Township reserves the power to levy a special assessment ('Special Assessment') against both the residential and/or common properties of Deer Trail Lake in the event that Deer Trail Lake ultimately defaults on its repayment of any Dam Restoration Loan for which the Township is co-borrower; and

**MINUTES OF THE HARDYSTON TOWNSHIP COUNCIL MEETING HELD ON
AUGUST 27, 2025**

WHEREAS, the Township made clear that it would not enter into a co-borrower agreement with Deer Trail Lake on any Dam Restoration Loan until the Township had first approved legislation establishing its power to levy the Special Assessment; and

WHEREAS, Deer Trail Lake provided the Township with a letter from the NJDEP indicating acceptance by NJDEP of Deer Trail Lake's Dam Loan Application, as well as a loan agreement between NJDEP, Deer Trail Lake, and the Township (the 'Loan Agreement'); and

WHEREAS, pursuant to the Loan Agreement, Deer Trail Lake would obtain through the Dam Restoration Loan Program a loan of two million four hundred twenty thousand (\$2,420,000) dollars to finance its repair of the dam on Fawn Lake (the 'Project'); and

WHEREAS, the Loan Agreement cannot become effective unless/until executed by the Township; and

WHEREAS, N.J.S.A. 58:4-12 authorizes the Township to assess the amount of the principal, interest, and costs for the loan against the real property benefited by the loan, together with interest and penalties; and

WHEREAS, N.J.S.A. 58:4-12 authorizes the collection of the Assessment in the same manner as assessments for local improvements; and

WHEREAS, the Mayor and Township Council are aware of the importance of ensuring that the Project be successfully completed.

NOW, THEREFORE BE IT ORDAINED by the Township Council of the Township of Hardyston, County of Sussex, State of New Jersey, as follows:

- 1) The Township is empowered to levy a special assessment (the 'Special Assessment') for the full cost of the principal, interest, and any associated costs, fees, or penalties expended to complete the improvements and repairs of the Fawn Lake dam (the 'Project') to the satisfaction of the New Jersey Department of Environmental Protection, together with all costs associated with establishing and enforcing the Special Assessment, as provided pursuant to N.J.S.A. 58:4-12.
- 2) The procedures for making and collecting this prospective Special Assessment, which are set forth in N.J.S.A. 40:56-1 et seq. and N.J.S.A. 40:49-6, have been and shall be properly followed, with the prospective Special Assessment constituting a first and paramount lien on the affected property pursuant to N.J.S.A. 40:56-33 and with a record of same being maintained in accordance with N.J.S.A. 40:56-41.3.
- 3) The Township will not contribute to the repayment of any part of the costs of this Project.
- 4) The Township Clerk shall cause a notice of this proposed Special Assessment to be mailed to the owners of real estate impacted by the Special Assessment prior to the future Special Assessment for the Project. The notice shall contain a description of the property impacted sufficiently to identify it. Such notice shall be served in accordance with law and proof of service shall be filed with the tax office within ten (10) days after such service. A copy of the list of affected property owners is attached to this Ordinance as Exhibit A.
- 5) If any section or provision of this Ordinance shall be held invalid in any court of competent jurisdiction, the same shall not affect the other sections or

**MINUTES OF THE HARDYSTON TOWNSHIP COUNCIL MEETING HELD ON
AUGUST 27, 2025**

provisions of this Ordinance, except so far as the section or provision so declared invalid shall be inseparable from the remainder or any portion thereof.

- 6) All ordinances of the Township of Hardyston, which are inconsistent with the provisions of this Ordinance, are hereby repealed to the extent of such inconsistency.
- 7) This Ordinance shall take effect immediately upon final passage, approval, and publication as required by law.

EXHIBIT A

Block	Lot	Property Location
33	2.01	2 ALPINE RD
33	9.07	5 ALPINE RD
33	3	6 ALPINE RD
33	9.08	9 ALPINE RD
33	4	12 ALPINE RD
33	5	16 ALPINE RD
33	8	18 ALPINE RD
33	9.01	19 ALPINE RD
34	11	1 BEECH CT
34	12	3 BEECH CT
34	14	7 BEECH CT
34	15	9 BEECH CT
34	16	11 BEECH CT
36	9.15	1 BUCK HAVEN TR
36	9.05	2 BUCK HAVEN TR
36	9.14	3 BUCK HAVEN TR
36	9.13	5 BUCK HAVEN TR
36	9.07	6 BUCK HAVEN TR
36	9.12	7 BUCK HAVEN TR
36	9.08	8 BUCK HAVEN TR
36	9.11	9 BUCK HAVEN TR
36	9.09	10 BUCK HAVEN TR
36	9.10	11 BUCK HAVEN TR
26	2	4 CUB LN
25	1.02	5 CUB LN
26	3	6 CUB LN
36	11.03	2 DEER TR

23	2.02	4 DEER TR
22	5	7 DEER TR
23	2.01	8 DEER TR
22	4	9 DEER TR
22	3	11 DEER TR
22	2	15 DEER TR
25	2	16 DEER TR
22	1.02	17 DEER TR
25	1.01	18 DEER TR
25	4	20 DEER TR
22	1.01	21 DEER TR
30	1	25 DEER TR
30	2	27 DEER TR
31	4	28 DEER TR
30	3	29 DEER TR
31	3	30 DEER TR
30	4	31 DEER TR
31	2	32 DEER TR
30	5	35 DEER TR
30	6	37 DEER TR
31	1.04	38 DEER TR
30	7	39 DEER TR
31	1.05	40 DEER TR
34	1.01	43 DEER TR
33	9.04	44 DEER TR
33	9.05	46 DEER TR
34	2	47 DEER TR
33	10	50 DEER TR
34	3	51 DEER TR
33	13	52 DEER TR
34	4	53 DEER TR
33	14	54 DEER TR
33	15	56 DEER TR
34	6	57 DEER TR
33	16	58 DEER TR
21	15.02	59 DEER TR
33	17	60 DEER TR
21	16	61 DEER TR

36	9.04	1 DOE RUN
36	9.03	3 DOE RUN
36	9.16	6 DOE RUN
36	9.02	7 DOE RUN
36	9.17	8 DOE RUN
36	9.35	9 DOE RUN
36	9.34	11 DOE RUN
36	9.24	14 DOE RUN
36	9.33	15 DOE RUN
36	9.25	16 DOE RUN
36	9.32	17 DOE RUN
36	9.26	18 DOE RUN
36	9.31	19 DOE RUN
36	9.27	20 DOE RUN
36	9.30	21 DOE RUN
33	9.02	22 DOE RUN
36	9.29	23 DOE RUN
33	9.12	24 DOE RUN
36	9.28	25 DOE RUN
33	9.11	26 DOE RUN
33	6	27 DOE RUN
33	9.10	28 DOE RUN
34	8	3 DOGWOOD TR
34	9.01	5 DOGWOOD TR
21	15.01	6 DOGWOOD TR
21	14	10 DOGWOOD TR
34	9.02	11 DOGWOOD TR
21	13	14 DOGWOOD TR
21	12	18 DOGWOOD TR
21	11	22 DOGWOOD TR
34	9.03	25 DOGWOOD TR
21	10	26 DOGWOOD TR
34	9.04	29 DOGWOOD TR
21	9	30 DOGWOOD TR
21	8	32 DOGWOOD TR
21	7	34 DOGWOOD TR
29	5	2 FAWN LAKE RD
29	4	4 FAWN LAKE RD

31	5	5 FAWN LAKE RD
29	3	6 FAWN LAKE RD
29	2	8 FAWN LAKE RD
32	1	9 FAWN LAKE RD
32	2	11 FAWN LAKE RD
32	3	13 FAWN LAKE RD
28	1	14 FAWN LAKE RD
32	4	15 FAWN LAKE RD
32	5.01	19 FAWN LAKE RD
32	5.03	21 FAWN LAKE RD
33	1	22 FAWN LAKE RD
32	6	23 FAWN LAKE RD
33	2.02	24 FAWN LAKE RD
32	7	25 FAWN LAKE RD
33	2.03	26 FAWN LAKE RD
32	8	27 FAWN LAKE RD
33	2.04	28 FAWN LAKE RD
32	9	29 FAWN LAKE RD
32	10.01	31 FAWN LAKE RD
33	2.06	32 FAWN LAKE RD
32	10.02	33 FAWN LAKE RD
33	2.07	34 FAWN LAKE RD
32	10.03	35 FAWN LAKE RD
32	11	37 FAWN LAKE RD
33	12	38 FAWN LAKE RD
33	11	40 FAWN LAKE RD
32	13	41 FAWN LAKE RD
32	14	43 FAWN LAKE RD
32	15	45 FAWN LAKE RD
28	5	5 FOX DEN LN
27	2	6 FOX DEN LN
28	6	7 FOX DEN LN
27	1	8 FOX DEN LN
23	1	2 FOX TR
25	3	3 FOX TR
24	6	6 FOX TR
26	1	7 FOX TR
24	4	10 FOX TR

26	8	11 FOX TR
26	7	15 FOX TR
26	6	17 FOX TR
28	4	20 FOX TR
26	5	21 FOX TR
28	2	26 FOX TR
29	1	29 FOX TR
27	4	1 LAUREL DR
24	2	2 LAUREL DR
27	5	3 LAUREL DR
27	6	5 LAUREL DR
24	1.01	6 LAUREL DR
27	7	7 LAUREL DR
24	1.02	10 LAUREL DR
29	6	1 PARTRIDGE RD
29	7	3 PARTRIDGE RD
25	1.03	4 PARTRIDGE RD
29	8.01	5 PARTRIDGE RD
29	8.02	7 PARTRIDGE RD
26	4	8 PARTRIDGE RD
29	9	9 PARTRIDGE RD
29	10	11 PARTRIDGE RD
36	9.23	1 WHITE TAIL CT
36	9.18	2 WHITE TAIL CT
36	9.22	3 WHITE TAIL CT
36	9.19	4 WHITE TAIL CT
36	9.21	5 WHITE TAIL CT
36	9.20	6 WHITE TAIL CT

A motion was made and seconded to open the meeting to the public. All in favor. Motion carried. No public comment. A motion was made and seconded to close the meeting to the public. All in favor. Motion carried. A motion was made by Kula to withdraw Ordinance 2025-09 as presented, seconded by Verrilli. All in favor. Motion carried. Ordinance 2025-09 was not adopted.

OLD BUSINESS:

Township Manager reported and gave the Council updates on the following:

- A. 3490 Rt. 94 Redevelopment Site
- B. Street Lighting
- C. First Aid Squad Building
- D. Solar Project – Lasinski Road

E. ADA Doors – Municipal Building
**MINUTES OF THE HARDYSTON TOWNSHIP COUNCIL MEETING HELD ON
AUGUST 27, 2025**

NEW BUSINESS:

A. Tax Collector Resolution

1. Resolution #68-25 – Overpayment Refund – 2 Caleb Court – Block 16.01, Lot 1.02

RESOLUTION #68-25

WHEREAS, Block 16.01 Lot 1.02 Qualification C0905 also known as 2 Caleb Court owned by Josephine DeVoe, and

WHEREAS, Corelogic on behalf of the mortgage lender paid the third quarter 2025 taxes in the amount of \$2,067.42, and

WHEREAS Daniel DeVoe on behalf of his mother, also paid the third quarter 2025 taxes in the amount of \$2,067.42 creating an overpayment.

NOW THEREFORE BE IT RESOLVED, that the Tax Collector be authorized to refund Daniel DeVoe in the amount of \$2,067.42.

A motion was made by Kula to approve the resolution as presented, seconded by Miller. All in favor. Motion carried.

B. Resolution #69-25 - Resolution adopting the 2025 Sussex County Hazard Mitigation Plan

RESOLUTION #69-25

A RESOLUTION OF THE TOWNSHIP OF HARDYSTON ADOPTING THE 2025 SUSSEX COUNTY HAZARD MITIGATION PLAN

WHEREAS the Hardyston Township Council recognizes the threat that natural hazards pose to people and property within the Township of Hardyston; and

WHEREAS the Township of Hardyston has prepared a multi-hazard mitigation plan, hereby known as the 2025 Sussex County Hazard Mitigation Plan in accordance with the Disaster Mitigation Act of 2000; and

WHEREAS the 2025 Sussex County Hazard Mitigation Plan identifies mitigation goals and actions to reduce or eliminate long-term risk to people and property in the Township of Hardyston from the impacts of future hazards and disasters; and

WHEREAS adoption by the Hardyston Township Council demonstrates their commitment to hazard mitigation and achieving the goals outlined in the 2025 Sussex County Hazard Mitigation Plan.

NOW THEREFORE, BE IT RESOLVED BY THE TOWNSHIP OF HARDYSTON, New Jersey, THAT:

Section 1. The Hardyston Township Council adopts the 2025 Sussex County Hazard Mitigation Plan. This plan, approved by the community, may be edited or amended after submission for review, but will not require the community to re-adopt any further iterations. This only applies to this specific plan and does not absolve the community from updating the plan in 5 years.

ADOPTED by a vote of 5 in favor and 0 against, and 0 abstaining, this 27th day of August, 2025.

A motion was made by Miller to approve the resolution as presented, seconded by Kula. All in favor. Motion carried.

C. Resolution #70-25 – Resolution authorizing the release of performance bond posted by Crystal Springs Builders, LLC for Balmoral Estates – Phase 1

**MINUTES OF THE HARDYSTON TOWNSHIP COUNCIL MEETING HELD ON
AUGUST 27, 2025**

RESOLUTION #70-25

**RESOLUTION AUTHORIZING THE RELEASE OF THE PERFORMANCE BOND
POSTED BY CRYSTAL SPRINGS BUILDERS, LLC FOR BALMORAL ESTATES –
PHASE 1**

WHEREAS, the Hardyston Township Land Use Board granted approvals to Crystal Springs Builders, LLC for Balmoral Estates – Phase 1;

WHEREAS, as part of the Land Use Board approval Crystal Springs Builders, LLC was required to post a performance bond for site improvements; and

WHEREAS, Crystal Springs Builders, LLC has posted a performance bond in the amount of \$164,320.38 and a cash bond in the amount of \$18,257.82 for site improvements in compliance with the Land Use Board approval and upon the recommendation of the Township Engineer; and

WHEREAS, Crystal Springs Builders, LLC has requested a release of these bonds due to completion of improvements; and

WHEREAS, the Township Engineer has reviewed the request of Crystal Springs Builders, LLC and has found the improvements to be complete and in good condition; and

WHEREAS, the Township Engineer has recommended release of this performance bond.

NOW THEREFORE BE IT RESOLVED by the Hardyston Township Council that the bond for Balmoral Estates – Phase 1 be released in accordance with the recommendation of the Township Engineer.

A motion was made by Kula to approve the resolution as presented, seconded by Miller. All in favor. Motion carried.

- D. Resolution #71-25 – Resolution authorizing the release of performance bond posted by Crystal Springs Builders, LLC for Balmoral Estates – Phase 2

RESOLUTION #71-25

**RESOLUTION AUTHORIZING THE RELEASE OF THE PERFORMANCE BOND
POSTED BY CRYSTAL SPRINGS BUILDERS, LLC FOR BALMORAL ESTATES –
PHASE 2**

WHEREAS, the Hardyston Township Land Use Board granted approvals to Crystal Springs Builders, LLC for Balmoral Estates – Phase 2;

WHEREAS, as part of the Land Use Board approval Crystal Springs Builders, LLC was required to post a performance bond for site improvements; and

WHEREAS, Crystal Springs Builders, LLC has posted a performance bond in the amount of \$48,537.90 and a cash bond in the amount of \$5,393.10 for site improvements in compliance with the Land Use Board approval and upon the recommendation of the Township Engineer; and

WHEREAS, Crystal Springs Builders, LLC has requested a release of these bonds due to completion of improvements; and

WHEREAS, the Township Engineer has reviewed the request of Crystal Springs Builders, LLC and has found the improvements to be complete and in good condition; and

WHEREAS, the Township Engineer has recommended release of this performance bond.

**MINUTES OF THE HARDYSTON TOWNSHIP COUNCIL MEETING HELD ON
AUGUST 27, 2025**

NOW THEREFORE BE IT RESOLVED by the Hardyston Township Council that the bond for Balmoral Estates – Phase 2 be released in accordance with the recommendation of the Township Engineer.

E. Tax Collector Resolutions

1. Resolution #72-25 – Overpayment Refund – 5 Cypress Lane – Block 16.05, Lot 23

RESOLUTION #72-25

WHEREAS, Block 16.05 Lot 23 also known as 5 Cypress Lane owned by Fatima Fabara, and

WHEREAS the owner, paid the third quarter 2025 taxes in the amount of \$3,000.93 and,

WHEREAS, Cotality, formerly Corelogic, on behalf of the mortgage lender paid the third quarter 2025 taxes in the amount of \$3,000.93, creating an overpayment.

NOW THEREFORE BE IT RESOLVED, that the Tax Collector be authorized to refund Cotality in the amount of \$3,000.93.

A motion was made by Miller to approve the resolution as presented, seconded by Kula. All in favor. Motion carried.

2. Resolution #73-25 – Disabled Veteran Refund – 23 Turnberry Lane – Block 16.24, Lot 66

RESOLUTION #73-25

WHEREAS, Block 16.24 Lot 66 also known as 23 Turnberry Lane owned by Robert and Zulma Schumeyer, and

WHEREAS, Mr. and Mrs. Schumeyer purchased the property December 07, 2020 and the property is 100% tax exempt due to a Veteran Exemption effective February 5, 2025.

WHEREAS the owner paid first quarter property taxes to Block 16.24 lot 66, and is due a refund in the amount of \$1,558.48.

NOW THEREFORE BE IT RESOLVED, that the Tax Collector be authorized to refund Mr. and Mrs. Schumeyer in the amount of \$1,558.48.

A motion was made by Miller to approve the resolution as presented, seconded by Kula. All in favor. Motion carried.

3. Resolution #74-25 – Disabled Veteran Refund – 12 White Birch Road – Block 8, Lot 8

RESOLUTION #74-25

WHEREAS, Block 8 Lot 8 also known as 12 White Birch Road owned by Nicholas and Anna Cortiana, and

WHEREAS, Mr. and Mrs. Cortiana purchased the property November 19, 2024 and the property is 100% tax exempt due to a Veteran Exemption effective January 23, 2025.

WHEREAS Cotality, formerly Corelogic paid the first and third quarter property taxes to Block 8 lot 8, and is due a refund in the amount of \$3,761.60.

NOW THEREFORE BE IT RESOLVED, that the Tax Collector be authorized to refund Cotality in the amount of \$3,761.60.

**MINUTES OF THE HARDYSTON TOWNSHIP COUNCIL MEETING HELD ON
AUGUST 27, 2025**

A motion was made by Miller to approve the resolution as presented, seconded by Kula. All in favor. Motion carried.

F. Resolution #75-25 – Certification of Annual Audit

**GOVERNING BODY CERTIFICATION OF THE ANNUAL AUDIT
FORM OF RESOLUTION #75-25**

WHEREAS, N.J.S.A. 40A: 5-4 requires the governing body of every local unit to have made an annual audit of its books, accounts and financial transactions, and

WHEREAS, the Annual Report of Audit for the year 2024 has been filed by a Registered Municipal Accountant with the *Municipal Clerk* pursuant to N.J.S.A. 40A: 5-6, and a copy has been received by each member of the governing body; and

WHEREAS, R.S. 52:27BB-34 authorizes the Local Finance Board of the State of New Jersey to prescribe reports pertaining to the local fiscal affairs; and

WHEREAS, the Local Finance Board has promulgated N.J.A.C. 5:30-6.5, a regulation requiring that the governing body of each municipality shall, by resolution, certify to the Local Finance Board of the State of New Jersey that all members of the governing body have reviewed, as a minimum, the sections of the annual audit entitled “Comments and Recommendations; and

WHEREAS, the members of the governing body have personally reviewed, as a minimum, the Annual Report of Audit, and specifically the sections of the Annual Audit entitled “Comments and Recommendations, as evidenced by the group affidavit form of the governing body attached hereto; and

WHEREAS, such resolution of certification shall be adopted by the Governing Body no later than forty-five days after the receipt of the annual audit, pursuant to N.J.A.C. 5:30-6.5; and

WHEREAS, all members of the governing body have received and have familiarized themselves with, at least, the minimum requirements of the Local Finance Board of the State of New Jersey, as stated aforesaid and have subscribed to the affidavit, as provided by the Local Finance Board; and

WHEREAS, failure to comply with the regulations of the Local Finance Board of the State of New Jersey may subject the members of the local governing body to the penalty provisions of R.S. 52:27BB-52, to wit:

R.S. 52:27BB-52: A local officer or member of a local governing body who, after a date fixed for compliance, fails or refuses to obey an order of the director (Director of Local Government Services), under the provisions of this Article, shall be guilty of a misdemeanor and, upon conviction, may be fined not more than one thousand dollars (\$1,000.00) or imprisoned for not more than one year, or both, in addition shall forfeit his office.

NOW, THEREFORE BE IT RESOLVED, That the *Township Council* of the Township of Hardyston, hereby states that it has complied with N.J.A.C. 5:30-6.5 and does hereby submit a certified copy of this resolution and the required affidavit to said Board to show evidence of said compliance.

A motion was made by Kula to approve the resolution as presented, seconded by Miller. All in favor. Motion carried.

G. Resolution #76-25 - Resolution awarding contract for Holland Mountain Road Phase 1 to
Morris County Cooperative Pricing Council Vendors

RESOLUTION #76-25

**NEW JERSEY DEPARTMENT OF TRANSPORTATION
DIVISION OF LOCAL AID
AND ECONOMIC DEVELOPMENT
RECOMMENDATION OF AWARD
STATE AID PROJECT**

BE IT RESOLVED

that the Hardyston Township Committee

hereby recommends to the New Jersey Department of Transportation that the contract for

Holland Mountain Road Phase 1

(Name of Project)
**MINUTES OF THE HARDYSTON TOWNSHIP COUNCIL MEETING HELD ON
AUGUST 27, 2025**

in the **Township of Hardyston** County of **Sussex**
(Name of Municipality)

be awarded to **the following 2025 Morris County Cooperative Pricing Council Vendors:**

Tilcon New York, Inc. (MCCPC Contract #6) whose bid amounted to \$ 126,768.75

Dan Swayze & Son, Inc. (MCCPC Contract #36) whose bid amounted to \$ 10,645.85

whose bids amounted to **\$ 137,414.60** subject to the approval of the Department.

That the presiding officer of this body be and is hereby directed to sign for and on its behalf the contract in the prescribed form for said construction.

That the clerk of this body be and Mayor is hereby directed to seal said contract
with the corporate seal of this body and to attest to the same.

Approved by the Hardyston Township Committee on August 27, 2025.

A motion was made by Kula to approve the resolution as presented, seconded by Verrilli. All in favor. Motion carried.

- H. Resolution #77-25 - Resolution awarding contract for Holland Mountain Road Phase 2 to
Morris County Cooperative Pricing Council Vendors

RESOLUTION #77-25

**NEW JERSEY DEPARTMENT OF TRANSPORTATION
DIVISION OF LOCAL AID
AND ECONOMIC DEVELOPMENT
RECOMMENDATION OF AWARD
STATE AID PROJECT**

BE IT RESOLVED

that the **Hardyston Township Committee**

hereby recommends to the New Jersey Department of Transportation that the contract for

Holland Mountain Road Phase 2
(Name of Project)

in the **Township of Hardyston** County of **Sussex**
(Name of Municipality)

be awarded to **the following 2025 Morris County Cooperative Pricing Council Vendors:**

Tilcon New York, Inc. (MCCPC Contract #6) whose bid amounted to \$ 131,510.25

Dan Swayze & Son, Inc. (MCCPC Contract #36) whose bid amounted to \$ 14,427.90

whose bids amounted to **\$ 145,938.15** subject to the approval of the Department.

That the presiding officer of this body be and is hereby directed to sign for and on its behalf the contract in the prescribed form for said construction.

That the clerk of this body be and Mayor is hereby directed to seal said contract
with the corporate seal of this body and to attest to the same.

Approved by the Hardyston Township Committee on August 27, 2025.

A motion was made by Kula to approve the resolution as presented, seconded by Verrilli. All in favor. Motion carried.

MINUTES OF THE HARDYSTON TOWNSHIP COUNCIL MEETING HELD ON AUGUST 27, 2025

- I. Resolution #78-25 – Resolution authorizing the Township to go out to bid for demolition and construction work to remodel two restrooms at Station Number One of the Hardyston Township Volunteer Fire Department

RESOLUTION #78-25

RESOLUTION OF THE TOWNSHIP OF HARDYSTON, COUNTY OF SUSSEX, STATE OF NEW JERSEY AUTHORIZING THE TOWNSHIP TO GO OUT TO BID FOR DEMOLITION AND CONSTRUCTION WORK TO REMODEL TWO RESTROOMS AT STATION NUMBER ONE OF THE HARDYSTON TOWNSHIP VOLUNTEER FIRE DEPARTMENT

WHEREAS, it has come to the attention of the Township Council of the Township of Hardyston that the restrooms at Fire Station #1 of the Hardyston Township Volunteer Fire Department are in need of renovation (the “Renovation”); and

WHEREAS, the cost of the Renovation is anticipated to exceed the current bid threshold, and is therefore required to be bid under a formal process pursuant to Local Public Contracts Law, N.J.S.A. 40A:11-3 et seq.; and

WHEREAS, the Renovation will entail two segments of work, demolition work and construction work (the “Segments”), which Segments should be bid as separate items.

NOW, THEREFORE BE IT RESOLVED by the Township Council of the Township of Hardyston, County of Sussex, State of New Jersey, that the Township is authorized to advertise for the receipt of bids for the renovation of the restrooms at Fire Station #1 of the Hardyston Township Volunteer Fire Department.

BE IT FURTHER RESOLVED, that the renovation will entail two segments of work, demolition work and construction work, which segments shall be bid as separate items.

BE IT FURTHER RESOLVED, that a copy of this resolution shall be made available to the public and posted on the Township website for informational purposes.

A motion was made by Miller to approve the resolution as presented, seconded by Kula. All in favor. Motion carried.

- J. Resolution #79-25 – Professional Services Resolution – Landfill Engineering and Permitting – Van Cleef Engineering Associates, LLC

RESOLUTION #79-25

A RESOLUTION OF THE TOWNSHIP COUNCIL OF THE TOWNSHIP OF HARDYSTON, COUNTY OF SUSSEX, AND STATE OF NEW JERSEY AUTHORIZING THE AWARD OF A PROFESSIONAL SERVICES CONTRACT WITHOUT COMPETITIVE BIDDING TO VAN CLEEF ENGINEERING ASSOCIATES, LLC FOR ENGINEERING SERVICES IN FURTHERANCE OF THE CLOSURE PLAN FOR THE FORMER HARDYSTON TOWNSHIP LANDFILL

WHEREAS, the Township Council of the Township of Hardyston in 2022 adopted a redevelopment plan concerning a previously undeveloped site located at Block 63, Lot 1.01, and Block 75, Lot 55 on the Township Tax Map, which site had previously been occupied as a landfill and a vacant property; and

WHEREAS, the Township has since continued the process of effectuating a closure plan for the landfill (‘Closure Plan’); and

WHEREAS, effectuating the Closure Plan entails obtaining certain permits from entities such as the New Jersey Department of Environmental Protection; and
MINUTES OF THE HARDYSTON TOWNSHIP COUNCIL MEETING HELD ON AUGUST 27, 2025

WHEREAS, obtaining the permits required to effectuate the Closure Plan requires engineering services, including the completion of a Boundary & Topographic Survey, a Flood Hazard Area verification, and a wetlands delineation, among other services ('Engineering Services'); and

WHEREAS, the Township has obtained a proposal (the 'Proposal') from Van Cleef Engineering Associates, LLC ('Van Cleef') to provide Engineering Services in furtherance of the Township's Closure Plan at a total cost of eighty-four thousand, five-hundred dollars ('\$84,500') (the 'Cost'); and

WHEREAS, the Township Manager has indicated that the Cost of the Proposal can be funded from the special legislative landfill remediation grant funds (New Jersey Department of Treasury Grant Agreement 02-155) that have been obtained by the Township; and

WHEREAS, the Township Administration has determined that this Proposal is acceptable pursuant to the Township's review criteria; and

WHEREAS, the Township wishes to retain and appoint Van Cleef Engineering ('Van Cleef') to provide Engineering Services in furtherance of the Closure Plan; and

WHEREAS, the Local Public Contracts Law (N.J.S.A. 40A:11-1, et seq.) requires that the resolution authorizing the award of contracts for "professional services" and the contract itself must be made available for public inspection.

NOW, THEREFORE, BE IT RESOLVED by the Township Council of the Township of Hardyston, in the County of Sussex, and State of New Jersey, as follows:

1. The Township of Hardyston hereby awards and authorizes the Township Clerk to execute a professional services agreement with Van Cleef Engineering Associates, LLC, located at 111 Howard Boulevard, Suite 110, Mt. Arlington, NJ, 07856, to provide Engineering Services pursuant to the fee schedule in Its Proposal of August 25, 2025, which Proposal is attached to this Resolution.
2. This contract is awarded without competitive bidding as a professional service in accordance with the provisions of the Local Public Contracts Law because said service is performed by a person authorized by law to practice a recognized profession.
3. The total fee authorized for this contract shall not exceed eighty-four thousand, five-hundred dollars ('\$84,500') without the prior written approval of the Township Council.
4. Costs associated with this contract shall be paid from the Township's special legislative landfill remediation grant funds (New Jersey Department of Treasury Grant Agreement 02-155).
5. Notice of this action shall be published once in the Township's official newspaper as required by law.
6. A copy of this Resolution shall be provided to Van Cleef Engineering, located at 111 Howard Boulevard, Suite 110, Mt. Arlington, NJ, 07856, for its information and guidance.
7. A copy of this Resolution shall be available for public inspection in the office of the Clerk of the Township of Hardyston.
8. Final execution of any contract pursuant to this Resolution is subject to the review and approval of the Township Manager and Township Attorney.

This Resolution shall take effect immediately upon adoption.

A motion was made by Miller to approve the resolution as presented, seconded by Verrilli. All in favor. Motion carried.

**MINUTES OF THE HARDYSTON TOWNSHIP COUNCIL MEETING HELD ON
AUGUST 27, 2025**

- K. Resolution #80-25 – Resolution approving a Corrective Action Plan for the 2024 Audit

RESOLUTION #80-25

**RESOLUTION APPROVING A CORRECTIVE ACTION PLAN FOR THE
2024 AUDIT**

WHEREAS, the New Jersey Budget and Fiscal Affairs laws require all local governments to prepare and submit a Corrective Action Plan as part of their annual audit process; and

WHEREAS, the Corrective Action Plan, which was prepared by the Chief Financial Officer and placed on file with the Township Clerk within 60 days from the date the audit report was received by the governing body, outlines action the Township of Hardyston will take to correct the recommendations listed in the Comments and Recommendations section of the 2024 Audit Report; and

WHEREAS, the governing body is required to review and approve the Corrective Action Plan; and

WHEREAS, herein listed is the Corrective Action Plan for the Township of Hardyston, County of Sussex, New Jersey, for the year ended December 31, 2024.

Recommendation:

1. The appropriate approvals be obtained before all purchases.

Corrective Action Recommendation:

A new purchasing system has been put in place and reviewed with Township employees. This included a review of purchasing law and the breakdown of approvals that are required before purchasing anything.

2. That controls be reviewed to ensure no budget appropriations are overexpended.

Corrective Action Recommendation:

A review of budget accounts at year end will be done and necessary budget transfers will be made for the last meeting of every year, assuring no budget appropriation is overexpended.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Township of Hardyston that they hereby approve the Corrective Action Plan prepared by the Chief Financial Officer in response to the 2024 Audit Report.

This resolution shall take effect immediately.

A motion was made by Verrilli to approve the resolution as presented, seconded by Kula. All in favor. Motion carried.

- L. Correspondence

1. Hamburg Borough
2. County of Sussex
3. State of NJ
4. NJ Department of Environmental Protection
5. Jersey Central Power & Light Company
6. Elizabethtown Gas Company
7. Elizabethtown Gas Company

8. Jersey Central Power & Light Company

**MINUTES OF THE HARDYSTON TOWNSHIP COUNCIL MEETING HELD ON
AUGUST 27, 2025**

A motion was made by Kula to approve the correspondence as presented, seconded by Miller. All in favor. Motion carried.

COUNCIL COMMENTS:

Councilman Cicerale inquired as to the status of the water run-off problem at 2 Fox Trail in the Deer Trail section of the Township. Township Manager stated that she will follow up with the DPW Director.

BILLS TO BE PAID: A motion was made by Verrilli to approve the bill list of 8/13/25 in the amount of \$569,971.78 and the bill list of 8/27/25 in the amount of \$2,006,617.54 which includes payroll for pay period ending 7/30/25 and 8/15/25 as presented, seconded by Kula. All in favor. Motion carried.

PUBLIC PORTION: A motion was made and seconded to open the meeting to the public. All in favor. Motion carried. Resident Brian Tobachnick asked what the status was regarding the study for plan conformance. He also asked whether the Township has considered live streaming Council meetings. Resident Michele VanAllen thanked the Township Manager for doing such a great job for the town. A motion was made and seconded to close the meeting to the public. All in favor. Motion carried.

EXECUTIVE SESSION:

BE IT RESOLVED by the Township Council of the Township of Hardyston on the 27th day of August, 2025, that:

1. Prior to the conclusion of this **Regular Meeting**, the Township Council shall meet in Executive Session, from which the public shall be excluded, to discuss matters as permitted pursuant to N.J.S.A. 10:4-12, sub-section (s):
2.
 - () b. (1) Confidential or excluded matters, by express provision of Federal law or State statute or rule of court.
 - () b. (2) A matter in which the release of information would impair a right to receive funds from the Government of the United States.
 - () b. (3) Material the disclosure of which constitutes an unwarranted invasion of individual privacy.
 - () b. (4) A collective bargaining agreement including negotiations.
 - () b. (5) Purchase, lease or acquisition of real property, setting of banking rates or investment of public funds, where it could adversely affect the public interest if disclosed.
 - () b. (6) Tactics and techniques utilized in protecting the safety and property of the public, if disclosure could impair such protection. Investigation of violations of the law.
 - (X) b. (7) Pending or anticipated litigation or contract negotiations other than in subsection b. (4) herein or matters falling within the attorney-client privilege.
 - () b. (8) Personnel matters.
 - () b. (9) Deliberations after a public hearing that may result in penalties.
3. The time when the matter(s) discussed pursuant to Paragraph 1 hereof can be disclosed to the public is as soon as practicable after final resolution of the aforesaid matter(s).

Motion to adopt: Miller
Seconded by: Kula

**MINUTES OF THE HARDYSTON TOWNSHIP COUNCIL MEETING HELD ON
AUGUST 27, 2025**

MOTION	YES	NO	ABSTAIN	ABSENT
Kula	x			
Miller	x			
Verrilli	x			
Kaminski	x			
Cicerale	<u> x </u>	<u> </u>	<u> </u>	<u> </u>

Motion carried.

A motion was made by Kula to come out of Executive Session, seconded by Verrilli. All in favor. Motion carried.

ADJOURNMENT: A motion was made by Kula to adjourn at approximately 8:31p.m., seconded by Verrilli. All in favor. Motion carried.

Jane Bakalarczyk, RMC/CMC
Municipal Clerk