

TOWN OF PHILLIPSBURG
TOWN COUNCIL MEETING
Tuesday, September 28, 2021 AMENDED AGENDA
PHILLIPSBURG SENIOR CENTER
310 Firth Street
7:00 P.M

1. **CALL TO ORDER**

2. **OPEN PUBLIC MEETING ACT STATEMENT:**

THIS MEETING IS CALLED PURSUANT TO THE PROVISIONS OF THE OPEN PUBLIC MEETINGS LAW. THIS MEETING OF September 28, 2021 WAS INCLUDED IN A NOTICE SENT TO NEWSPAPERS OF RECORD AND POSTED ON THE BULLETIN BOARD IN THE MUNICIPAL BUILDING AND HAS REMAINED CONTINUOUSLY POSTED AS THE REQUIRED NOTICES UNDER THE STATUTE. IN ADDITION, A COPY OF THIS NOTICE HAS BEEN AVAILABLE TO THE PUBLIC AND IS ON FILE IN THE OFFICE OF THE MUNICIPAL CLERK

3. **INVOCATION AND FLAG SALUTE**

4. **ROLL CALL**

5. **Council Vacancy Selection**

6. **APPROVAL OF MINUTES -** TC Meeting - August 17, 2021
Sewer Meeting – August 17, 2021

7. **BILLS LIST -**

8. **ANNOUNCEMENTS**

Halloween Parade – October 24, 2021 – 3:00PM (No Rain date)

9. **OLD BUSINESS**

Habitability Hearing – 165 Hudson Street – Block 813, Lot 52

10. **MAYOR'S AND ADMINISTRATIVE OFFICERS**

None received at this time.

11. PUBLIC DISCUSSION ON AGENDA ITEMS

12. ORDINANCES – SECOND READING

O: 2021-22

AN ORDINANCE ESTABLISHING 2020-2021 SALARIES FOR AFSCME AND NON-CONTRACTUAL EMPLOYEES

13. ORDINANCES — FIRST READING

O2021 – 20 (1ST RDG. 08.17.2021) **Tabled on 08.17.2021 for clarification**

AN ORDINANCE OF THE TOWN OF PHILLIPSBURG, COUNTY OF WARREN, STATE OF NEW JERSEY, AMENDING CHAPTER 100-6, COMPENSATION PLAN

14. RESOLUTIONS - CONSENT AGENDA **Matters listed on the Consent Agenda Resolution are considered routine and will be enacted by one motion of the Council and one roll call vote. There will be no separate discussion of these items unless a Council member requests an item to be removed for consideration.*

R2021-215

RESOLUTION AWARDED BID FOR WARREN STREET PHASE 1 & 2 TO SOUTH STATE, INC.

R2021-216

A RESOLUTION IMPOSING LIEN FOR MUNICIPAL SERVICES

R2021-217

RESOLUTION AUTHORIZING AWARD OF A BID AND EXECUTION OF A CONTRACT WITH PADOVANI ROOFING AND CONSTRUCTION FOR THE REHABILITATION OF THE LOWER REAR ROOF OF FIRE STATION 94-4 LOCATED AT 220 SOUTH MAIN STREET, PHILLIPSBURG

R2021-218

A RESOLUTION OF THE TOWN OF PHILLIPSBURG, COUNTY OF WARREN, STATE OF NEW JERSEY, APPROVING A CHANGE ORDER FOR THE EMERGENCY REPAIR TO REPLACE BLOWER MOTOR & VFO CONTROLLER

R2021-219

RESOLUTION OF THE TOWN OF PHILLIPSBURG, COUNTY OF WARREN, STATE OF NEW JERSEY APPROVING A MEMORANDUM OF AGREEMENT BETWEEN THE TOWN AND AFSCME COUNCIL NO. 73

R2021-220

RESOLUTION TO CANCEL GRANT FUND RECEIVABLES AND RESERVES OF THE TOWN OF PHILLIPSBURG, COUNTY OF WARREN, STATE OF NEW JERSEY

R2021-221

RESOLUTION AUTHORIZING AWARD OF A BID AND EXECUTION OF A CONTRACT WITH AA BERMS, LLC FOR PEDESTRIAN IMPROVEMENTS AT SOUTH MAIN STREET AND FOX STREET

R2021-222

A RESOLUTION OF THE TOWN OF PHILLIPSBURG COUNTY OF WARREN STATE OF NEW JERSEY AUTHORIZING THE PURCHASE UNDER STATE CONTRACT

R2021-223

RESOLUTION AUTHORIZING AWARD OF A BID AND EXECUTION OF A CONTRACT WITH CARAVELLA DEMOLITION IN THE AMOUNT OF \$67,000.00 FOR THE ICE HOUSE DEMOLITION AND ABATEMENT

R2021-224

A RESOLUTION IMPOSING LIEN FOR MUNICIPAL SERVICES

R2021-225

RESOLUTION TOWN OF PHILLIPSBURG, COUNTY OF WARREN, STATE OF NEW JERSEY APPROVING PERSON TO PERSON AND PLACE TO PLACE TRANSFER OF LIQUOR LICENSE FOR PLENARY RETAIL CONSUMPTION

R2021-226

A RESOLUTION OF THE TOWN OF PHILLIPSBURG, COUNTY OF WARREN, STATE OF NEW JERSEY, REGARDING SICK PAY FOR BARBARA SLATON

R2021-227

RESOLUTION OF THE TOWN OF PHILLIPSBURG, COUNTY OF WARREN, STATE OF NEW JERSEY, AUTHORIZING REFUND OF TAX OVER PAYMENT

R: 2021-228

A RESOLUTION DESIGNATING HANDICAP PARKING SPACES WITHIN THE TOWN OF PHILLIPSBURG

R2021-239

A RESOLUTION IMPOSING LIEN FOR MUNICIPAL SERVICES

R2021-230

RESOLUTION AUTHORIZING AWARD OF A CONTRACT FOR PROFESSIONAL SERVICES WITH THE NELROD COMPANY FOR TECHNICAL ASSISTANCE IN THE PREPARATION OF A NEW HCV ADMINISTRATIVE PLAN

R2021-232

RESOLUTION REQUESTING APPROVAL OF ITEMS OF REVENUE AND APPROPRIATION NJS 40A:4-87

R2021-233

RESOLUTION REQUESTING APPROVAL OF ITEMS OF REVENUE AND APPROPRIATION NJS 40A:4-87

R2021-234

RESOLUTION REQUESTING APPROVAL OF ITEMS OF REVENUE AND APPROPRIATION NJS 40A:4-87

R2021-235

RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF PHILLIPSBURG, COUNTY OF WARREN, STATE OF NEW JERSEY, APPROVING A MEMORANDUM OF UNDERSTANDING WITH THE COUNTY OF WARREN FOR COMMUNICATION UPGRADES AT THE ARMORY

R: 2021-236

RESOLUTION TOWN OF PHILLIPSBURG, COUNTY OF WARREN, STATE OF NEW JERSEY AUTHORIZING A CHANGE ORDER IN THE AMOUNT OF \$2,563.80 TO BEN SHAFFER RECREATION

R2021-237

RESOLUTION AUTHORIZING AWARD OF A CONTRACT FOR PROFESSIONAL SERVICES WITH REMINGTON & VERNICK ENGINEERS FOR ENGINEERING SERVICES FOR VARIOUS PARK IMPROVEMENT PROJECT

R2021-238

RESOLUTION OF THE TOWN OF PHILLIPSBURG, COUNTY OF WARREN, STATE OF NEW JERSEY APPROVING THE PURCHASE OF CATCH BASINS FOR VALLEY VIEW AREA FOR THE TOWN OF PHILLIPSBURG DEPARTMENT OF PUBLIC WORKS

R2021-239

RESOLUTION OF THE TOWN OF PHILLIPSBURG, COUNTY OF WARREN, STATE OF NEW JERSEY AUTHORIZING MEMBERSHIP IN SOURCEWELL FKA NATIONAL JOINT POWERS ALLIANCE

R2021-240

RESOLUTION OF THE TOWN OF PHILLIPSBURG, COUNTY OF WARREN, STATE OF NEW JERSEY APPROVING THE PURCHASE OF VEHICLE TRACKING SYSTEMS FROM VERIZON CONNECT THROUGH SOURCEWELL COOP CONTRACT NUMBER 020221-NWF FOR THE TOWN OF PHILLIPSBURG

R2021-241

RESOLUTION OF THE GOVERNING BODY OF THE TOWN OF PHILLIPSBURG, COUNTY OF WARREN, STATE OF NEW JERSEY AUTHORIZING THE SUBMISSION OF A GRANT THROUGH THE DEPARTMENT OF COMMUNITY AFFAIRS, OFFICE OF RECREATION FOR RECREATIONAL OPPORTUNITIES FOR INDIVIDUALS WITH DISABILITIES 2022

R2021 - 242

A RESOLUTION PROVIDING FOR THE INSERTION OF SPECIAL ITEM OF REVENUE IN THE BUDGET OF ANY COUNTY OR MUNICIPALITY PURSUANT TO N.J.S. 40A:4-87

(CHAPTER 159, P.L. 1948) MUNICIPAL ALLIANCE

15. NEW BUSINESS

16. PUBLIC PETITIONS

17. DISCUSSION

18. COUNCIL OPEN TIME

19. MOTIONS

20. EXECUTIVE SESSION -

R: 2021-

A RESOLUTION TO PROVIDE FOR AN EXECUTIVE MEETING OF THE TOWN
COUNCIL OF THE TOWN OF PHILLIPSBURG FOR THE PURPOSE OF
CONSIDERING....

21. ADJOURNMENT

Bill List Summary
REGULAR BILL LIST AS OF September 28, 2021

		<u>Check No</u>
1	Current Fund	118,901.57
2	State & Federal Grants	317.24
4	Capital Fund	2,664.00
7	Sewage Utility Fund	231,629.73
8	Sewage Capital Fund	12,442.30
12	Planning Board Trust Fund	600.00
12	Bridge Development	5,987.50
13	Dog Trust Fund	0.00
15	Public Defender Trust Fund	0.00
16	Section 8	16,480.85
17	General Trust Fund	31,473.00
17	Commerce Park Redevelopment	0.00
18	Bernards Township RCA	0.00
20	Agency Fund	658.20
21	Revolving Loan Fund	120.00
Total Regular Bill List as September 28, 2021		421,274.39

Section 8 Rent Payments for 2021

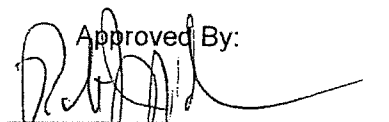
16	Section 8 Program	171,264.00
		171,264.00

Pre-Paid Bill List as of September 28, 2021

1	Current Fund	0.00
2	State & Federal Grants	30,906.00
4	Capital Fund	0.00
7	Sewer Utility Fund	0.00
8	Sewer Utility Capital	0.00
12	Planning Board Trust Fund	0.00
16	Section 8	0.00
17	General Trust Fund	0.00
18	Bernards Township RCA	0.00
20	Agency Fund	1,671.86
21	Revolving Loan Fund	0.00
Total Pre-Paid Bill List for September 28, 2021		32,577.86

Grand Total All Funds

625,116.25

Approved By:

 Robert J. Merlo, CFO


 Todd Tersigni, Mayor

List of Bills - CLAIMS CHECKING ACCOUNT Meeting Date: 09/28/2021 For bills from 09/16/2021 to 09/27/2021

Check#	Vendor	Description	Payment	Check Total
83369	3 - VERIZON, INC	PO 36173 9/1-10/7 services as per billings	1,236.97	1,236.97
83370	16 - J C P L	PO 36170 7/28-9/17 services as per billings	19,121.43	19,121.43
83371	43 - ROSSNAGLE'S SERVICE CNTR INC	PO 36052 Repairs for 94-3	1,053.76	
		PO 36059 Replace engine coils for Baker 10	834.80	1,888.56
83372	52 - STAR DOLLAR CLEANERS INC	PO 36028 August Uniform Cleaning	995.00	995.00
83373	68 - DONALD KOPHAZY JR	PO 36095 2021 Eyecare Reimbursement	300.00	300.00
83374	76 - ELIZABETHTOWN GAS INC	PO 36176 8/12-9/14 services as per billings	789.28	789.28
83375	78 - AQUA NEW JERSEY, INC	PO 36175 8/9-9/8 services as per billings	608.28	608.28
83376	88 - DELTA DENTAL OF NJ INC	PO 36060 September Payment - Group #03947-00001	352.40	
		PO 36060 September Payment - Group #03947-00001	5,363.37	
		PO 36060 September Payment - Group #03947-00001	8.62	5,724.39
83377	88 - DELTA DENTAL OF NJ INC	PO 36061 September Dental Payment - Group #03947-	359.10	
		PO 36061 September Dental Payment - Group #03947-	124.96	
		PO 36061 September Dental Payment - Group #03947-	34.56	
		PO 36061 September Dental Payment - Group #03947-	1,635.60	2,154.22
83378	88 - DELTA DENTAL OF NJ INC	PO 36126 October Payment - Group #03947-00001	5,059.12	
		PO 36126 October Payment - Group #03947-00001	8.62	
		PO 36126 October Payment - Group #03947-00001	352.40	5,420.14
83379	88 - DELTA DENTAL OF NJ INC	PO 36127 October Dental Payment - Group #03947-00	34.56	
		PO 36127 October Dental Payment - Group #03947-00	1,335.69	
		PO 36127 October Dental Payment - Group #03947-00	299.10	
		PO 36127 October Dental Payment - Group #03947-00	124.96	1,794.31
83380	92 - J.C. EHRLICH CO, INC	PO 35921 T - 502 Building Maintenance	972.00	972.00
83381	109 - EPPEC UNIFORMS	PO 35960 Rifle Light Switches & OC Holders	300.00	
		PO 35960 Rifle Light Switches & OC Holders	197.50	
		PO 36068 Uniforms for Walsh, McDonald, Sokolowski	1,025.75	
		PO 36069 New Badges for Goodell, Sokolowski and 4	855.00	2,378.25
83382	115 - STEELE HILL BOYS CLUB	PO 36132 2020 Scarecrow Contest Prize	250.00	250.00
83383	139 - VAN CLEEF ENGINEERING ASSOC., LLC	PO 36096 Popeye/Arby's Block 1004 Lot 3 680 Memor	540.00	540.00
83384	139 - VAN CLEEF ENGINEERING ASSOC., LLC	PO 36128 Professional Services Rendered	720.00	720.00
83385	139 - VAN CLEEF ENGINEERING ASSOC., LLC	PO 36162 Bridge Point 78- Phase 2 Site Plan- Bloc	5,987.50	5,987.50
83386	188 - MGL FORMS SYSTEMS LLC	PO 35981 SEWER BILLS	2,267.00	2,267.00
83387	251 - BITTONE EQUIPMENT SVCS LLC	PO 36058 Hydraulic hoses	581.33	581.33
83388	281 - ELECTRONIC MEASUREMENT LABS INC	PO 36101 Calibration of Hazardous Gas Detector	140.89	140.89
83389	287 - PAPER HANDLING EQUIPMENT PLUS INC	PO 36074 Service contract	850.00	850.00
83390	345 - N J FIRE EQUIPMENT	PO 35977 Purchase of Firefighting Boots	1,016.00	
		PO 36003 Clips for Storz Couplings	98.00	
		PO 36026 Hydrotest One SCBA Cylinder	28.00	
		PO 36038 Clean and Repair Turnout Gear	505.20	
		PO 36057 Purchase of Firefighting Boots	428.00	2,075.20
83391	432 - NJ State League of Municipalities	PO 36110 League of Municipality Rooms Bally's	3,192.10	
		PO 36110 League of Municipality Rooms Bally's	643.90	3,836.00
83392	499 - NATURAL SYSTEMS UTILITIES	PO 36036 September Service Fee	181,795.82	181,795.82
83393	499 - NATURAL SYSTEMS UTILITIES	PO 36104 NSU share of Septic per Agreement	17,386.59	17,386.59
83394	519 - NJ TRANSIT CORPORATION	PO 36002 Lease Payment - (Customer # PHILL012)	365.51	365.51
83395	521 - IPD	PO 36063 Webinar	50.00	
		PO 36075 Webinar	50.00	
		PO 36131 Webinar	50.00	
		PO 36166 Webinar	50.00	200.00
83396	550 - ACR PRODUCTS INC	PO 36050 Solid crimp fitting	9.95	9.95
83397	579 - ALERT-ALL CORP	PO 36102 Purchase of Junior Firefighter Hats	636.00	636.00
83398	606 - FEDEX CUSTOM CRITICAL	PO 35986 Fed Ex 2 day delivery	34.85	34.85
83399	656 - VERIZON WIRELESS	PO 36174 8/2-9/1 services as per billings	2,216.71	2,216.71
83400	670 - BLOCK LINE SYSTEMS LLC	PO 36169 Local & Long distance Telecommunications	97.61	97.61
83401	677 - LAVERY, SELVAGGI & ABROMITIS PC	PO 34913 COF Meeting Retainer	1,000.00	
		PO 36122 Professional Services - August 2021	9,672.80	
		PO 36123 Professional Services Rendered - August	2,797.50	
		PO 36123 Professional Services Rendered - August	60.00	
		PO 36123 Professional Services Rendered - August	120.00	
		PO 36123 Professional Services Rendered - August	1,905.00	15,555.30
83402	681 - RUTGER THE ST UNIVERSITY	PO 36072 Online QPA Review	575.00	575.00
83403	687 - INDUSTRIAL COMMUNICATIONS INC	PO 36076 Purchase of Pager Batteries, Repair of R	251.00	
		PO 36077 Police / Fire / DPW Radio Maintenance fo	500.00	751.00
83404	731 - BEN SHAFFER RECREATION INC	PO 35310 R:20214-94 COF Playground Safety Surface	4,148.00	4,148.00
83405	733 - NJ ADVANCE MEDIA, LLC	PO 36145 TOP Town Council Mtg changed	65.55	
		PO 36163 Meeting & Notices	1,282.10	1,347.65
83406	756 - WM RECYCLE AMERICA LLC	PO 36049 Recycling fees	5,827.34	5,827.34
83407	834 - READYREFRESH BY NESTLE	PO 36161 Water Rental	83.16	83.16
83408	843 - LAURI KAULIUS	PO 36111 TCMCA PRESIDING JUDGE SEMINAR 8/13/21 &	74.80	74.80

List of Bills - CLAIMS CHECKING ACCOUNT Meeting Date: 09/28/2021 For bills from 09/16/2021 to 09/27/2021

Check#	Vendor	Description	Payment	Check Total
83409	941 - RUSSELL REID WST HAUL/DISP.SVC INC	PO 36168 Boat Ramp Portable Restroom Services	599.83	599.83
83410	953 - NORTHEAST PARTS GROUP LLC	PO 35885 August Blanket Purchase Order	586.78	
		PO 35918 Brake Parts for 1997 Ford F350	68.18	654.96
83411	972 - BLOSKY & ASSOCIATES LLC	PO 36007 VMS/Consulting	292.50	292.50
83412	988 - DELL MARKETING L.P.	PO 36029 DELL STATE CONTRACT - QUOTE # 3000096650	2,222.56	2,222.56
83413	1001 - TIAA COMMERCIAL FINANCE INC	PO 36025 Copier lease agreement	312.75	312.75
83414	1114 - THE SHERWIN WILLIAMS CO	PO 36042 Filed paint	572.00	
		PO 36159 Pump protector	10.89	582.89
83415	1119 - DAVID R NENNO	PO 36105 webinars	110.00	110.00
83416	1140 - STRATIX SYSTEMS, INC	PO 36056 Ink for map copier	362.00	362.00
83417	1152 - PRIMEPOINT, LLC	PO 36125 Time & Labor Management Hardware	1,220.00	
		PO 36129 Payroll processing - September	1,934.00	3,154.00
83418	1162 - PENN VALLEY PUMP CO INC	PO 33718 COF R:2020-154 Replacement of Sludge Tra	6,930.00	6,930.00
83419	1179 - SANDRA A CALLERY	PO 36153 2021 Eyecare Reimbursement	300.00	300.00
83420	1180 - SERVICE ELECTRIC CABLE TV AND COMMUNICAT	PO 36172 9/1-9/30 services as per billings	272.05	272.05
83421	1199 - WARREN COUNTY COLLISION CTR, INC	PO 36055 Frame rail cracked from plowing Truck 19	1,212.50	1,212.50
83422	1208 - KONA ICE OF HUNTERDON CTY LLC	PO 36065 7-14-21 & 7-16-21 Event Vendor	638.00	638.00
83423	1225 - CHALLENGER FENCE INC	PO 35942 R:2021-204 COF Bentley Field Fence Repla	20,025.00	20,025.00
83424	1237 - WARREN COUNTY TREASURER	PO 36064 5% county share of PILOT Payments	2,710.13	2,710.13
83425	1243 - ROBERT BENGIVENGA	PO 36016 2021 Eyecare Reimbursement	179.00	179.00
83426	1260 - ALL IMAGE ASPHALT LLC	PO 36081 Repair of Blacktop at Green Street Field	1,700.00	1,700.00
83427	1295 - GLOBAL EAGLE OPCO LLC	PO 35624 Movies In The Park	675.00	675.00
83428	1298 - SOLVIT.ROCKS, INC	PO 35954 IT Support Services	166.50	
		PO 36030 Monthly IT Support & Office 365	15,198.49	
		PO 36167 Monthly IT Support & Office 365	2,387.00	17,751.99
83429	1301 - UGI ENERGY SERVICES LLC	PO 36171 8/16-9/15 services as per billings	91.46	91.46
83430	1314 - PHILLIPSBURG & EASTON HEAVY DUTY REPAIR	PO 36043 A/C repairs for sanitation truck 28	1,235.70	1,235.70
83431	1316 - GARY RICKER JR	PO 36092 2021 Eyecare Reimbursement	198.59	198.59
83432	1317 - THOMAS KOEPFLER	PO 36054 mileage for T. Koepfler	33.60	33.60
83433	1681 - BOROUGH OF ALPHA	PO 35394 Cert of Funds - Shared service w/Alpha f	6,875.00	6,875.00
83434	1758 - METZ INC	PO 35919 T-507 HVAC Maintenance / Building Mainte	2,711.32	
		PO 35920 T - 507 HVAC Maintenance	282.44	
		PO 36051 A/C repairs for senior center	176.68	3,170.44
83435	1802 - PHILLIPSBURG MUNICIPAL COURT	PO 36090 PNC/AMEX FEES MAY & JULY 2021	133.02	133.02
83436	1919 - CHARLES R GRUBB D.O.,PC	PO 36073 crossing guard physicals	300.00	300.00
83437	2172 - NORTHEAST JANITORIAL SUPPLY LLC	PO 36047 Janitorial supplies	1,019.65	1,019.65
83438	2331 - REMINGTON & VERNICK ENGINEERS	PO 33106 Cert of Funds - Prof Svcs-Sewer Engineer	4,688.55	4,688.55
83439	2331 - REMINGTON & VERNICK ENGINEERS	PO 35545 Cert of Funds - Engineering Svcs-Replace	823.75	823.75
83440	2331 - REMINGTON & VERNICK ENGINEERS	PO 36098 Professional Services through July, 2021	16,615.00	16,615.00
83441	2331 - REMINGTON & VERNICK ENGINEERS	PO 36099 Professional Services through August, 20	8,648.75	8,648.75
83442	2331 - REMINGTON & VERNICK ENGINEERS	PO 36100 76 Broad St Toll Bridge IPP App	743.75	743.75
83443	2355 - LEXIS-NEXIS RISK DATA MGMT. C/O	PO 36078 monthly contract fee	111.96	111.96
83444	2366 - MUNICIPAL SOFTWARE INC	PO 35911 Desktop Computer/Monitor	1,130.00	1,130.00
83445	6451 - ACTION TREE SERVICE, INC	PO 35924 Tree Removal and Pruning - Hillcrest Tri	5,600.00	5,600.00
83446	6551 - NJ STATE LEAGUE OF MUNICIPALITIES	PO 36091 Nj Municipalities Mag Sub. October 2021 -	400.00	
		PO 36130 Webinar	45.00	445.00
83447	6562 - GARDEN STATE LABORATORIES, INC	PO 35607 2021 Pool Water Testing Services	700.00	700.00
83448	6659 - PENTELEDA	PO 36137 Internet & Phone Services 9/10/21-10/10/	1,300.54	1,300.54
83449	7066 - MRI SOFTWARE INC	PO 35968 Annual Subscription Fee	12,946.43	12,946.43
83450	7123 - CATHERINE FUENTES	PO 35995 Utility Reimbursement	213.00	213.00
83451	7124 - ANGEL HERNANDEZ	PO 35996 Utility Reimbursement	81.00	81.00
83452	7143 - CARMEN CORREA	PO 35998 Utility Reimbursement	159.00	159.00
83453	7144 - PRUDENCE BURD	PO 35994 Utility Reimbursement	177.00	177.00
83454	7146 - TONYA BARTHOLOMEW	PO 36000 Utility Reimbursement	116.00	116.00
83455	7150 - NIKKI JO MOWREY	PO 35997 Utility Reimbursement	489.00	489.00
83456	9005 - BRANDY CASSIDY	PO 35999 Utility Reimbursement	30.00	30.00
83457	9052 - DAVID KROLAK	PO 36112 2021 Eyecare Reimbursement	180.00	180.00
83458	9068 - EVANGELIA RIZOS	PO 36006 Utility Reimbursement	180.00	180.00
83459	9069 - COURTNEY FROST	PO 36005 Utility Reimbursement	417.00	417.00
TOTAL				421,274.39

Summary By Account

ACCOUNT	DESCRIPTION	CURRENT YR	APPROP. YEAR	NON-BUDGETARY	CREDIT
01-201-20-100-050	Business Administrator - O/E	19,369.11			
01-201-20-110-050	Mayor & Council - O/E	1,391.92			

Summary By Account

ACCOUNT	DESCRIPTION	CURRENT YR	APPROP. YEAR	NON-BUDGETARY	CREDIT
01-201-20-120-050	Municipal Clerk - O/E	1,920.65			
01-201-20-130-050	Financial Administration - O/E	2,104.00			
01-201-20-145-050	Revenue Administration - O/E	235.00			
01-201-20-150-050	Tax Assessment Administration OE	436.00			
01-201-20-155-050	Legal Services	13,470.30			
01-201-20-165-050	Engineering services	720.00			
01-201-22-195-050	Inspections Department - O/E	58.60			
01-201-23-220-050	Employee Group Insurance	13,995.01			
01-201-25-240-050	Police Department - O/E	6,295.52			
01-201-25-265-050	Fire Department - O/E	1,977.27			
01-201-26-300-050	Public Works Administration - O/E	570.58			
01-201-26-310-050	Building & Grounds - O/E	6,344.81			
01-201-26-315-050	Vehicle Maintenance - O/E	5,514.82			
01-201-28-370-050	Recreation Service & Program - O/E	1,612.00			
01-201-28-371-050	Municipal Pool - OE	700.00			
01-201-31-430-050	Utility Expenses - Electricity	5,033.27			
01-201-31-435-050	Utility Expenses - Street Lighting	11,559.98			
01-201-31-440-050	Switchboard Expenses - O/E	3,745.55			
01-201-31-445-050	Utility Expenses - Water	466.60			
01-201-31-446-050	Utility Expenses - Natural Gas	843.07			
01-201-32-465-050	Landfill/Solid Waste Disposal Costs	5,827.34			
01-201-33-490-050	Municipal Court - O/E	413.73			
01-201-42-901-000	Interlocal Shared Service Agreements	6,875.00			
01-201-47-390-050	Maintenance of Free Public Library	4,461.31			
01-203-28-370-050	(2020) Recreation Service & Program - O/E		250.00		
01-208-55-000-000	County Taxes Payable			2,710.13	
01-260-05-100	Current Fund - Due to Claims			0.00	118,901.57
TOTALS FOR	CURRENT FUND	115,941.44	250.00	2,710.13	118,901.57
02-213-40-729-000	2019 - 2024 School Resource Officer			300.00	
02-213-41-730-000	2019 Grant Expenditures			17.24	
02-260-05-100	St/Fed Grants - Due to Claims Fund			0.00	317.24
TOTALS FOR	STATE & FEDERAL GRANTS	0.00	0.00	317.24	317.24
04-215-55-934-000	2017 Improvements Authorized			1,220.00	
04-215-55-940-000	2020 Improvement Authorizations			1,444.00	
04-260-05-100	Capital - Due to Claims Fund			0.00	2,664.00
TOTALS FOR	CAPITAL FUND	0.00	0.00	2,664.00	2,664.00
07-201-55-510-050	Sewer Utility OE	213,499.39			
07-260-05-100	Sewer Utility - Due to Claims Fund			0.00	231,629.73
07-277-55-000-000	Reserve for Septic Payments			17,386.59	
07-279-55-000-000	Reserve for Indust Pretreatment Connct Review			743.75	
TOTALS FOR	SEWER UTILITY	213,499.39	0.00	18,130.34	231,629.73
08-216-55-575-000	O:2019-16 Various Imp & Acq			11,618.55	
08-216-55-577-000	2021 Capital Improvements Authorized			823.75	
08-260-05-100	Sewer Capital - Due to Claims Fund			0.00	12,442.30
TOTALS FOR	SEWER CAPITAL	0.00	0.00	12,442.30	12,442.30
12-260-05-100	Planning Board - Due to Claims Fund			0.00	6,587.50
12-286-56-851-000	Land Use Escrows			600.00	
12-288-56-102-000	Escrow - Bridge Development			5,987.50	
TOTALS FOR	Land Use Board Escrow	0.00	0.00	6,587.50	6,587.50

Summary By Account

ACCOUNT	DESCRIPTION	CURRENT YR	APPROP. YEAR	NON-BUDGETARY	CREDIT
16-260-05-100	Section 8 - Due to Claims Fund			0.00	16,480.85
16-289-56-081-000	Section 8 Spending Reserves			16,480.85	
TOTALS FOR	SECTION 8 PROGRAM	0.00	0.00	16,480.85	16,480.85
17-260-05-100	Trust - Due to Claims Fund			0.00	31,473.00
17-292-56-025-000	Dedicated by Rider			31,473.00	
TOTALS FOR	GENERAL TRUST FUND	0.00	0.00	31,473.00	31,473.00
20-260-05-100	Agency - Due to Claims Fund			0.00	658.20
20-291-55-070-000	Payroll Deductions			658.20	
TOTALS FOR	PAYROLL AGENCY FUND	0.00	0.00	658.20	658.20
21-260-05-100	Revolving Loan - Due to Claims Fund			0.00	120.00
21-271-55-000-000	Reserve for Revolving Loans			120.00	
TOTALS FOR	Revolving Loan Fund	0.00	0.00	120.00	120.00
Total to be paid from Fund 01 CURRENT FUND		118,901.57			
Total to be paid from Fund 02 STATE & FEDERAL GRANTS		317.24			
Total to be paid from Fund 04 CAPITAL FUND		2,664.00			
Total to be paid from Fund 07 SEWER UTILITY		231,629.73			
Total to be paid from Fund 08 SEWER CAPITAL		12,442.30			
Total to be paid from Fund 12 Land Use Board Escrow		6,587.50			
Total to be paid from Fund 16 SECTION 8 PROGRAM		16,480.85			
Total to be paid from Fund 17 GENERAL TRUST FUND		31,473.00			
Total to be paid from Fund 20 PAYROLL AGENCY FUND		658.20			
Total to be paid from Fund 21 Revolving Loan Fund		120.00			
		421,274.39			

Checks Previously Disbursed

369404	AFLAC	PO# 36134	Monthly Invoice	1,671.86	9/30/2021
83368	N J YOUTH CORP OF PHILLIPSBURG	PO# 36133	Reimbursement NJYC-2022-8/18-9/17	30,906.00	9/20/2021
				32,577.86	

Totals by fund	Previous Checks/Voids	Current Payments	Total
Fund 01 CURRENT FUND		118,901.57	118,901.57
Fund 02 STATE & FEDERAL GRANTS	30,906.00	317.24	31,223.24
Fund 04 CAPITAL FUND		2,664.00	2,664.00
Fund 07 SEWER UTILITY		231,629.73	231,629.73
Fund 08 SEWER CAPITAL		12,442.30	12,442.30
Fund 12 Land Use Board Escrow		6,587.50	6,587.50
Fund 16 SECTION 8 PROGRAM		16,480.85	16,480.85
Fund 17 GENERAL TRUST FUND		31,473.00	31,473.00
Fund 20 PAYROLL AGENCY FUND	1,671.86	658.20	2,330.06
Fund 21 Revolving Loan Fund		120.00	120.00
BILLS LIST TOTALS	32,577.86	421,274.39	453,852.25

Summary By Account

ACCOUNT	DESCRIPTION	CURRENT YR	APPROP. YEAR	NON-BUDGETARY	CREDIT

List of Bills (Department/Account Detail) - CLAIMS CHECKING ACCOUNT

Meeting Date: 09/28/2021 For bills from 09/16/2021 to 09/27/2021

Account	P0 #	Vendor	Description	Payment	Account Total
CURRENT FUND					
G/L Expenditures					
01-208-55-000-003	36064	WARREN COUNTY TREASURER	St Lukes - 3rd qtr 2021 PILOT payment	2,710.13	
		St Lukes - County Tax	TOTAL FOR ACCOUNT		2,710.13
TOTAL for G/L Expenditures					=====
					2,710.13
Business Administrator					
01-201-20-100-072	36091	NJ STATE LEAGUE OF MUNICIPALITIES	Council Mayor, Atty	175.00	
		PUBLICATIONS	TOTAL FOR ACCOUNT		175.00
01-201-20-100-076	35986	FEDEX CUSTOM CRITICAL	Fed Ex 2 day sent by LL	34.85	
		POSTAGE	TOTAL FOR ACCOUNT		34.85
01-201-20-100-093	36110	NJ State League of Municipalities	Robert Bengivenga 4 nights Bally's	383.60	
		Seminars & Conferences	TOTAL FOR ACCOUNT		383.60
01-201-20-100-095	36072	RUTGER THE ST UNIVERSITY	Online QPA Review	575.00	
		SCHOOLS	TOTAL FOR ACCOUNT		575.00
01-201-20-100-106	36161	READYREFRESH BY NESTLE	Clerk's Office Water Rental & Bottles	83.16	
		OFFICE EQUIPMENT OTHER	TOTAL FOR ACCOUNT		83.16
01-201-20-100-226	35954	SOLVIT.ROCKS, INC	07/16/21 to 7/30/21 IT Support	166.50	
	36030	SOLVIT.ROCKS, INC	06/01/2021 - 06/30/2021 IT Support	1,375.00	
	36030	SOLVIT.ROCKS, INC	05/01/2021 - 05/31/2021 IT Support	1,375.00	
	36030	SOLVIT.ROCKS, INC	02/01/2021 - 02/28/2021 IT Support	1,375.00	
	36030	SOLVIT.ROCKS, INC	03/01/2021 - 03/31/2021 IT Support	1,375.00	
	36030	SOLVIT.ROCKS, INC	09/01/2021 - 09/30/2021 IT Support	1,375.00	
	36030	SOLVIT.ROCKS, INC	01/01/2021 - 01/31/2021 IT Support	1,375.00	
	36030	SOLVIT.ROCKS, INC	07/01/2021 - 07/31/2021 IT Support	1,375.00	
	36030	SOLVIT.ROCKS, INC	08/01/2021 - 08/31/2021 IT Support	1,375.00	
	36167	SOLVIT.ROCKS, INC	10/01/2021 - 10/31/2021 IT Support	1,375.00	
	36030	SOLVIT.ROCKS, INC	04/01/2021 - 04/30/2021 IT Support	1,375.00	
		IT/Website Consultants	TOTAL FOR ACCOUNT		13,916.50
01-201-20-100-227	36030	SOLVIT.ROCKS, INC	07/06/2021 - 07/31/2021 Office 365	553.54	
	36030	SOLVIT.ROCKS, INC	07/06/2021 - 07/31/2021 Office 365	275.11	
	36030	SOLVIT.ROCKS, INC	08/01/2021 - 08/31/2021 Office 365	336.00	
	36030	SOLVIT.ROCKS, INC	09/01/2021 - 09/30/2021 Office 365	336.00	
	36030	SOLVIT.ROCKS, INC	08/01/2021 - 08/31/2021 Office 365	660.00	
	36167	SOLVIT.ROCKS, INC	10/01/2021 - 10/31/2021 Office 365	660.00	
	36030	SOLVIT.ROCKS, INC	07/21/2021 - 07/31/2021 Office 365	2.84	
	36030	SOLVIT.ROCKS, INC	09/01/2021 - 09/30/2021 Office 365	660.00	
	36167	SOLVIT.ROCKS, INC	10/01/2021 - 10/31/2021 Office 365	352.00	
		Email Service	TOTAL FOR ACCOUNT		3,835.49
01-201-20-100-236	36002	NJ TRANSIT CORPORATION	Annual Lease for Sept. 1, 2021 - August	365.51	
		PROPERTY RENTAL	TOTAL FOR ACCOUNT		365.51
TOTAL for Business Administrator					=====
					19,369.11
Mayor & Council					
01-201-20-110-094	36110	NJ State League of Municipalities	Randy Piazza 2 nights Bally's	274.00	
	36110	NJ State League of Municipalities	Todd Tersigni Bally's 4 nights	295.92	
	36110	NJ State League of Municipalities	Robert Fulper 3 nights Bally's	411.00	
	36110	NJ State League of Municipalities	Harry Wyant 3 nights Bally's	411.00	
		CONVENTIONS	TOTAL FOR ACCOUNT		1,391.92
TOTAL for Mayor & Council					=====
					1,391.92

List of Bills (Department/Account Detail) - CLAIMS CHECKING ACCOUNT

Meeting Date: 09/28/2021 For bills from 09/16/2021 to 09/27/2021

Account	PO #	Vendor	Description	Payment	Account Total
Municipal Clerk					
01-201-20-120-072	36091	NJ STATE LEAGUE OF MUNICIPALITIES	Clerk	25.00	
		PUBLICATIONS			
			TOTAL FOR ACCOUNT		25.00
01-201-20-120-084	36163	NJ ADVANCE MEDIA, LLC	Special Meeting 9/14/21	177.20	
	36163	NJ ADVANCE MEDIA, LLC	Notice to Bidders Road Prog. Phase 1	548.50	
	36163	NJ ADVANCE MEDIA, LLC	Notice to Bidders Road Prog. Phase 2	556.40	
	36145	NJ ADVANCE MEDIA, LLC	Change for Work session Mtg	65.55	
		ADVERTISING	TOTAL FOR ACCOUNT		1,347.65
01-201-20-120-093	36110	NJ State League of Municipalities	Vicki Kleiner 4 nights Bally's	411.00	
	36110	NJ State League of Municipalities	Lori Loudenberg 1 night Bally's	137.00	
		Seminars & Conferences	TOTAL FOR ACCOUNT		548.00
TOTAL for Municipal Clerk					1,920.65
Financial Administration					
01-201-20-130-072	36091	NJ STATE LEAGUE OF MUNICIPALITIES	CFO	25.00	
		PUBLICATIONS			
			TOTAL FOR ACCOUNT		25.00
01-201-20-130-093	36130	NJ STATE LEAGUE OF MUNICIPALITIES	Understanding Library Law as Applied to	45.00	
	36063	IPD	Budget & FAST update for 2022	50.00	
	36131	IPD	Wage & Hour Compliance	50.00	
		SEMINARS & CONFERENCES	TOTAL FOR ACCOUNT		145.00
01-201-20-130-108	36129	PRIMEPOINT, LLC	Additional Services - September	1,260.00	
	36129	PRIMEPOINT, LLC	Payroll Processing - September	674.00	
		Primepoint Payroll, HRMS & TLM	TOTAL FOR ACCOUNT		1,934.00
TOTAL for Financial Administration					2,104.00
Revenue Administration					
01-201-20-145-072	36091	NJ STATE LEAGUE OF MUNICIPALITIES	Tax Collector	25.00	
		PUBLICATIONS			
			TOTAL FOR ACCOUNT		25.00
01-201-20-145-093	36105	DAVID R NENNO	Webinars Sept 23 and October 7, 2021	110.00	
	36166	IPD	WEBINAR on October 13, 2021	50.00	
	36075	IPD	Webinar Sept 8th Preventing Fraud	50.00	
		SEMINARS & CONFERENCES	TOTAL FOR ACCOUNT		210.00
TOTAL for Revenue Administration					235.00
Tax Assessment Administration					
01-201-20-150-072	36091	NJ STATE LEAGUE OF MUNICIPALITIES	Tax Assessor	25.00	
		PUBLICATIONS			
			TOTAL FOR ACCOUNT		25.00
01-201-20-150-094	36110	NJ State League of Municipalities	Craig Broton 3 nights Bally's	411.00	
		CONVENTIONS	TOTAL FOR ACCOUNT		411.00
TOTAL for Tax Assessment Administration					436.00
Legal Services					
01-201-20-155-200	36122	LAVERY, SELVAGGI & ABROMITIS PC	General Matters - August 2021	2,077.50	
	36122	LAVERY, SELVAGGI & ABROMITIS PC	General Matters - August 2021	7,020.00	
	36122	LAVERY, SELVAGGI & ABROMITIS PC	General Matters-Advances	575.30	
	34913	LAVERY, SELVAGGI & ABROMITIS PC	Meeting Retainer	1,000.00	
		Municipal Attorney	TOTAL FOR ACCOUNT		10,672.80
	36123	LAVERY, SELVAGGI & ABROMITIS PC	Labor - August	2,295.00	

List of Bills (Department/Account Detail) - CLAIMS CHECKING ACCOUNT

Meeting Date: 09/28/2021 For bills from 09/16/2021 to 09/27/2021

Account	PO #	Vendor	Description	Payment	Account Total
Legal Services					
01-201-20-155-201		Labor Council	TOTAL FOR ACCOUNT		2,295.00
	36123	LAVERY, SELVAGGI & ABROMITIS PC	Tax Appeal - August	502.50	
01-201-20-155-202		Tax Appeal Council	TOTAL FOR ACCOUNT		502.50
TOTAL for Legal Services					=====
					13,470.30
Engineering Services					
	36128	VAN CLEEF ENGINEERING ASSOC., LLC	Historic Preservation Commission - August	720.00	
01-201-20-165-234		Historic Preservation Commission	TOTAL FOR ACCOUNT		720.00
TOTAL for Engineering Services					=====
					720.00
Inspections Department					
	36091	NJ STATE LEAGUE OF MUNICIPALITIES	Inspections	25.00	
01-201-22-195-072		PUBLICATIONS	TOTAL FOR ACCOUNT		25.00
	36054	THOMAS KOEPFLER	mileage for August	33.60	
01-201-22-195-090		Travel	TOTAL FOR ACCOUNT		33.60
TOTAL for Inspections Department					=====
					58.60
Employee Group Insurance					
	36061	DELTA DENTAL OF NJ INC	SRO	49.99	
	36127	DELTA DENTAL OF NJ INC	SRO	-199.94	
	36127	DELTA DENTAL OF NJ INC	Town	1,435.66	
	36126	DELTA DENTAL OF NJ INC	Town	4,980.88	
	36061	DELTA DENTAL OF NJ INC	Town	1,485.64	
	36060	DELTA DENTAL OF NJ INC	Town	5,085.19	
01-201-23-220-202		Dental Insurance - AFSCME	TOTAL FOR ACCOUNT		12,837.42
	36092	GARY RICKER JR	2021 Eyecare Reimbursement	198.59	
01-201-23-220-206		Vision Care - PBA	TOTAL FOR ACCOUNT		198.59
	36153	SANDRA A CALLERY	2021 Eyecare Reimbursement	300.00	
	36016	ROBERT BENGIVENGA	2021 Eyecare Reimbursement /Pediatric Eye	179.00	
	36112	DAVID KROLAK	2021 Eyecare Reimbursement for David	180.00	
	36095	DONALD KOPHAZY JR	2021 Eyecare for Jennifer	300.00	
01-201-23-220-210		Vision Care - Staff	TOTAL FOR ACCOUNT		959.00
TOTAL for Employee Group Insurance					=====
					13,995.01
Public Safety					
	36029	DELL MARKETING L.P.	OPTIPLEX 3080 SMALL FORM FACTOR (SEE QUO	1,800.18	
	36029	DELL MARKETING L.P.	P2219H MONITOR	422.38	
01-201-25-240-054		COMPUTER SUPPLIES	TOTAL FOR ACCOUNT		2,222.56
	36091	NJ STATE LEAGUE OF MUNICIPALITIES	Police Chief	25.00	
01-201-25-240-072		PUBLICATIONS	TOTAL FOR ACCOUNT		25.00
	36073	CHARLES R GRUBB D.O., PC	physical for crossing guard	150.00	
	36073	CHARLES R GRUBB D.O., PC	physical for crossing guard	150.00	
01-201-25-240-075		EMPLOYMENT PHYSICALS	TOTAL FOR ACCOUNT		300.00
	36078	LEXIS-NEXIS RISK DATA MGMT. C/O	accrunt monthly contract fee	111.96	
	36025	TIAA COMMERCIAL FINANCE INC	copier lease agreement	312.75	
01-201-25-240-076		Service Contracts	TOTAL FOR ACCOUNT		424.71

List of Bills (Department/Account Detail) - CLAIMS CHECKING ACCOUNT

Meeting Date: 09/28/2021 For bills from 09/16/2021 to 09/27/2021

Account	PO #	Vendor	Description	Payment	Account Total
Public Safety					
	36068	EPPEC UNIFORMS	Blackinton Badge LT 304	135.00	
	36069	EPPEC UNIFORMS	Collar Insignia Gold Sgt. Chevrons	48.00	
	36068	EPPEC UNIFORMS	Blackinton Badge SGT 314	135.00	
	36069	EPPEC UNIFORMS	Blackinton Badge Patrolman 334,335,336,3	540.00	
	36069	EPPEC UNIFORMS	Blackinton Badge SGT 311	135.00	
	36068	EPPEC UNIFORMS	Jay Pee Duty Belt Size 34	62.95	
	35960	EPPEC UNIFORMS	Safariland OC Holder for MK3	197.50	
	36068	EPPEC UNIFORMS	Fechheimer Class A Dress Coat	199.00	
	36068	EPPEC UNIFORMS	Hat Strap	24.00	
	36068	EPPEC UNIFORMS	Safariland Duty Belt Size 36	74.95	
	36068	EPPEC UNIFORMS	Elbeco Texttrop L/S Shirt - White	56.95	
	36068	EPPEC UNIFORMS	Elbeco Texttrop L/S Shirt - Dark Navy (M	117.90	
	36068	EPPEC UNIFORMS	Traffic Safety Vest	220.00	
	36069	EPPEC UNIFORMS	Hat Badge - Gold - Lieutenant	132.00	
01-201-25-240-099		UNIFORM PURCHASES	TOTAL FOR ACCOUNT		2,078.25
	36028	STAR DOLLAR CLEANERS INC	August Uniform Cleaning	995.00	
01-201-25-240-100		UNIFORM CLEANING	TOTAL FOR ACCOUNT		995.00
	36077	INDUSTRIAL COMMUNICATIONS INC	Police / Fire / DPW Radio Maintenance Co	250.00	
01-201-25-240-298		Radio Supplies / Equipment	TOTAL FOR ACCOUNT		250.00
TOTAL for Public Safety					6,295.52
Fire Department					
	36038	N J FIRE EQUIPMENT	Clean and Repair 3 Turnout Coats and 1 P	505.20	
01-201-25-265-112		REPAIR TURNOUT GEAR	TOTAL FOR ACCOUNT		505.20
	36026	N J FIRE EQUIPMENT	Hydrotest One (1) SCBA Cylinder, Complet	28.00	
	36101	ELECTRONIC MEASUREMENT LABS INC	Calibration of Hazardous Gas Detector #M	140.89	
01-201-25-265-116		PEOSHA TESTING	TOTAL FOR ACCOUNT		168.89
	36003	N J FIRE EQUIPMENT	4 Inch Storz Locking Clips, Replacement	42.00	
	36003	N J FIRE EQUIPMENT	5 inch Storz Clips, Replacement Kit.	56.00	
01-201-25-265-119		EQUIPMENT REPAIRS	TOTAL FOR ACCOUNT		98.00
	35918	NORTHEAST PARTS GROUP LLC	Parts for Repair of Brakes for 94-73, to	68.18	
01-201-25-265-121		VEHICLE PARTS/EQUIP	TOTAL FOR ACCOUNT		68.18
	36077	INDUSTRIAL COMMUNICATIONS INC		250.00	
	36076	INDUSTRIAL COMMUNICATIONS INC	Purchase of 24 Batteries for Unication P	120.00	
	36076	INDUSTRIAL COMMUNICATIONS INC	Repair of Mobile Radio in 94-84, to Incl	131.00	
01-201-25-265-245		INDUSTRIAL COMMUNICATIONS	TOTAL FOR ACCOUNT		501.00
	36102	ALERT-ALL CORP	Item #072RN Red Cappy Junior Firefighter	636.00	
01-201-25-265-276		Publications - Fire Educational Material	TOTAL FOR ACCOUNT		636.00
TOTAL for Fire Department					1,977.27
Public Services Administration					
	36056	STRATIX SYSTEMS, INC	Ink for map copier	362.00	
01-201-26-300-064		SUPPLIES MAP COPIER	TOTAL FOR ACCOUNT		362.00
	36091	NJ STATE LEAGUE OF MUNICIPALITIES	DPW	25.00	
01-201-26-300-072		PUBLICATIONS	TOTAL FOR ACCOUNT		25.00
	36110	NJ State League of Municipalities	Patty Huxta 2 nights Bally's	183.58	
01-201-26-300-094		CONVENTIONS	TOTAL FOR ACCOUNT		183.58
TOTAL for Public Services Administration					570.58

List of Bills (Department/Account Detail) - CLAIMS CHECKING ACCOUNT

Meeting Date: 09/28/2021 For bills from 09/16/2021 to 09/27/2021

Account	PO #	Vendor	Description	Payment	Account Total
Building & Grounds					
01-201-26-310-116	36047	NORTHEAST JANITORIAL SUPPLY LLC	Janitorial Supplies	1,019.65	
		JANITORIAL SUPPLIES			
			TOTAL FOR ACCOUNT		1,019.65
01-201-26-310-167	36168	RUSSELL REID WST HAUL/DISP.SVC INC	August portable restroom at Boat Ramp w/	191.00	
	36168	RUSSELL REID WST HAUL/DISP.SVC INC	Bentley Ball field hand sanitizer servic	26.83	
	36168	RUSSELL REID WST HAUL/DISP.SVC INC	September portable restroom at Boat Ramp	191.00	
	36168	RUSSELL REID WST HAUL/DISP.SVC INC	July portable restroom at Boat Ramp w/ w	191.00	
		JOB JOHNNE	TOTAL FOR ACCOUNT		599.83
01-201-26-310-221	36051	METZ INC	A/C repairs for senior center	176.68	
	35919	METZ INC	Air Conditioning Repairs - replaced Capa	187.88	
	35920	METZ INC	Piping Repairs on water inlet to buildin	282.44	
	35919	METZ INC	Cleaned coils, changed filters and belts	2,523.44	
		BUILDING MAINTENANCE	TOTAL FOR ACCOUNT		3,170.44
01-201-26-310-222	36042	THE SHERWIN WILLIAMS CO	Field marking paint	572.00	
	36159	THE SHERWIN WILLIAMS CO	Pump protector	10.89	
		RECREATION MAINTENANCE	TOTAL FOR ACCOUNT		582.89
01-201-26-310-236	35921	J.C. EHRLICH CO, INC	Commercial Pest Control Service renewal	972.00	
		RID EX	TOTAL FOR ACCOUNT		972.00
TOTAL for Building & Grounds					6,344.81
Vehicle Maintenance					
01-201-26-315-218	35885	NORTHEAST PARTS GROUP LLC	August Blanket Purchase Order	24.02	
	35885	NORTHEAST PARTS GROUP LLC	August Blanket Purchase Order	85.42	
	35885	NORTHEAST PARTS GROUP LLC	August Blanket Purchase Order	57.70	
		PARTS - POLICE VEHICLES	TOTAL FOR ACCOUNT		167.14
01-201-26-315-220	35885	NORTHEAST PARTS GROUP LLC	August Blanket Purchase Order	90.74	
	35885	NORTHEAST PARTS GROUP LLC	August Blanket Purchase Order	19.08	
	35885	NORTHEAST PARTS GROUP LLC	August Blanket Purchase Order	7.48	
	35885	NORTHEAST PARTS GROUP LLC	August Blanket Purchase Order	53.15	
	35885	NORTHEAST PARTS GROUP LLC	August Blanket Purchase Order	12.14	
	35885	NORTHEAST PARTS GROUP LLC	August Blanket Purchase Order	3.96	
	35885	NORTHEAST PARTS GROUP LLC	August Blanket Purchase Order	41.88	
	36050	ACR PRODUCTS INC	Solid crimp fitting	9.95	
		PARTS-PUBLIC WORKS EQUIP.	TOTAL FOR ACCOUNT		238.38
01-201-26-315-221	35885	NORTHEAST PARTS GROUP LLC	August Blanket Purchase Order	12.02	
		PARTS-PUBLIC WORKS VEH.	TOTAL FOR ACCOUNT		12.02
01-201-26-315-222	35885	NORTHEAST PARTS GROUP LLC	August Blanket Purchase Order	4.35	
	35885	NORTHEAST PARTS GROUP LLC	August Blanket Purchase Order	94.64	
	36058	BITTONE EQUIPMENT SVCS LLC	Hydraulic hoses for sanitation #26 and s	581.33	
	35885	NORTHEAST PARTS GROUP LLC	August Blanket Purchase Order	80.20	
		PARTS OTHER VEHICLES	TOTAL FOR ACCOUNT		760.52
01-201-26-315-248	36052	ROSSNAGLE'S SERVICE CNTR INC	Rear brakes for 94-3	300.00	
		REPAIRS-POLICE VEHICLES	TOTAL FOR ACCOUNT		300.00
01-201-26-315-251	36055	WARREN COUNTY COLLISION CTR, INC	Frame rail cracked from plowing Truck 19	1,212.50	
	36059	ROSSNAGLE'S SERVICE CNTR INC	Replace engine coils for Baker 10	834.80	
	36052	ROSSNAGLE'S SERVICE CNTR INC	Repairs for Baker 10	753.76	
		REPAIRS M/S VEHICLE	TOTAL FOR ACCOUNT		2,801.06
01-201-26-315-252	36043	PHILLIPSBURG & EASTON HEAVY DUTY REPAIR	A/C repairs for sanitation truck 28	1,235.70	
		REPAIRS OTHER VEHICLE	TOTAL FOR ACCOUNT		1,235.70
TOTAL for Vehicle Maintenance					5,514.82

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Meeting Date: 09/28/2021 For bills from 09/16/2021 to 09/27/2021

Account	PO #	Vendor	Description	Payment	Account Total
Recreation Services & Programs					
01-201-28-370-072	36091	NJ STATE LEAGUE OF MUNICIPALITIES	Recreational-Seasonal	25.00	
		Publications	TOTAL FOR ACCOUNT		25.00
01-201-28-370-094	36110	NJ State League of Municipalities	D. Kophazy 2 nights Bally's	274.00	
		Conventions	TOTAL FOR ACCOUNT		274.00
01-201-28-370-119	35624	GLOBAL EAGLE OPCO LLC	Movie License_6-26-21_Bohemian Rhapsody	350.00	
	35624	GLOBAL EAGLE OPCO LLC	DVD Shipping	25.00	
	36065	KONA ICE OF HUNTERDON CTY LLC	200 Regular Size Shaved Ices - Wet Down	500.00	
	35624	GLOBAL EAGLE OPCO LLC	Movie License_6-25-21_Ferdinand	300.00	
	36065	KONA ICE OF HUNTERDON CTY LLC	Regular Size Shaved Ices - Xmas in July	138.00	
		RECREATIONAL PROGRAMS	TOTAL FOR ACCOUNT		1,313.00
01-203-28-370-119	36132	STEELE HILL BOYS CLUB	First place for 2020 Scarecrow Contest f	250.00	
		(2020) RECREATIONAL PROGRAMS	TOTAL FOR ACCOUNT		250.00
TOTAL for Recreation Services & Programs					1,862.00
Municipal Pool					
01-201-28-371-184	35607	GARDEN STATE LABORATORIES, INC	7 samples of water delivered and tested	350.00	
	35607	GARDEN STATE LABORATORIES, INC	7 samples of water delivered and tested	350.00	
		Operation of Pool	TOTAL FOR ACCOUNT		700.00
TOTAL for Municipal Pool					700.00
Maintenance of Free Public Library					
01-201-47-390-584	36126	DELTA DENTAL OF NJ INC	Library	78.24	
	36061	DELTA DENTAL OF NJ INC	Library	99.97	
	36060	DELTA DENTAL OF NJ INC	Library	278.18	
	36127	DELTA DENTAL OF NJ INC	Library	99.97	
		Fringe Benefits	TOTAL FOR ACCOUNT		556.36
01-201-47-390-588	36173	VERIZON, INC	Library-201 V03-8343-9/1-9/30	615.37	
		Library Tech	TOTAL FOR ACCOUNT		615.37
01-201-47-390-589	36173	VERIZON, INC	Library-454-3555-9/10-10/9	46.95	
	36173	VERIZON, INC	Library-454-3712-9/10-10/9	535.10	
	36175	AQUA NEW JERSEY, INC	Library-10306200743555	141.68	
	36171	UGI ENERGY SERVICES LLC	Library-2545476	37.67	
	36170	J C P L	Library-100005661556-7/28-8/26	2,528.18	
		Building & Utilities	TOTAL FOR ACCOUNT		3,289.58
TOTAL for Maintenance of Free Public Library					4,461.31
Electricity					
01-201-31-430-175	36170	J C P L	Control Box-S.Main/Jersey-100087324339-7	160.35	
	36170	J C P L	Dog Pound-2 Riverside Way-100089631061-7	232.25	
	36170	J C P L	177 South Main-100073164863-7/30-8/27	72.01	
	36170	J C P L	Public Services-20000000758-7/2-8/26	1,927.86	
	36170	J C P L	2 Riverside Way-100127035309-7/30-8/27	3.10	
	36170	J C P L	Fire Department-20000053807-7/27-8/25	2,468.45	
	36170	J C P L	Library-100005661556-7/28-8/26	169.25	
		Electricity	TOTAL FOR ACCOUNT		5,033.27
TOTAL for Electricity					5,033.27

List of Bills (Department/Account Detail) - CLAIMS CHECKING ACCOUNT

Meeting Date: 09/28/2021 For bills from 09/16/2021 to 09/27/2021

Account	PO #	Vendor	Description	Payment	Account Total
Street Lighting					
	36170 J C P L		Street Lighting-10008829169-8/19-9/17	12.81	
	36170 J C P L		Street Lighting-100004602023-5/29-8/30	980.85	
	36170 J C P L		Street Lighting-20000000691-7/29-8/26	10,566.32	
01-201-31-435-175		Electricity - Street Lighting			
		TOTAL FOR ACCOUNT			11,559.98
TOTAL for Street Lighting					=====
					11,559.98
Switchboard					
	36137 PENTELEDATA		120 Filmore Street	224.50	
	36137 PENTELEDATA		712 South Main Street	175.65	
	36173 VERIZON, INC		PU Tower-Alarm-213-8612-9/8-10/7	39.55	
	36137 PENTELEDATA		441 Heckman Street	79.28	
	36172 SERVICE ELECTRIC CABLE TV AND COMMUNICATIONS	120 Filmore St-9857436397			158.75
	36137 PENTELEDATA		Municipal Bldg - 120 Filmore St	80.95	
	36137 PENTELEDATA		Taxes	53.00	
	36169 BLOCK LINE SYSTEMS LLC		Telephone/Communications -9/1/21-9/30/21	97.61	
	36172 SERVICE ELECTRIC CABLE TV AND COMMUNICATIONS	120 Filmore St-9856972897			113.30
01-201-31-440-180		Telephone & Telecommunications			
		TOTAL FOR ACCOUNT			1,022.59
	36174 VERIZON WIRELESS		I-Pad-Council-942050359-00003	227.98	
	36174 VERIZON WIRELESS		John Franceschino-942050359-00004	41.37	
	36174 VERIZON WIRELESS		Police Sub-942050359-00002	114.76	
	36174 VERIZON WIRELESS		Cell Phones-942050359-00001	1,721.64	
01-201-31-440-181		Wireless - Cell Phones & Tablets			
		TOTAL FOR ACCOUNT			2,105.75
	36137 PENTELEDATA		Garage - 441 Heckman Street	90.95	
	36137 PENTELEDATA		Municipal Bldg - 120 Filmore St	124.95	
	36137 PENTELEDATA		Garage - 441 Heckman Street	99.95	
	36137 PENTELEDATA		Pool Meyner Road	99.95	
	36137 PENTELEDATA		441 Heckman Street	201.41	
01-201-31-440-183		Internet Service			
		TOTAL FOR ACCOUNT			617.21
TOTAL for Switchboard					=====
					3,745.55
Water					
	36175 AQUA NEW JERSEY, INC		Squad Building-10304260743384	22.31	
	36175 AQUA NEW JERSEY, INC		Municipal Garage-Heckman St-148932407434	159.10	
	36175 AQUA NEW JERSEY, INC		Shappell Park-10359000747999	16.50	
	36175 AQUA NEW JERSEY, INC		Lincoln Engine-10302740743268	21.66	
	36175 AQUA NEW JERSEY, INC		Jersey Hose-10245560738652	20.37	
	36175 AQUA NEW JERSEY, INC		Del.Hgts.Park-16531151133169	144.90	
	36175 AQUA NEW JERSEY, INC		Fire Central-10300120743050	21.66	
	36175 AQUA NEW JERSEY, INC		#1 Fire Co-10244640738586	42.95	
	36175 AQUA NEW JERSEY, INC		Warren Chemical-10260760739831	17.15	
01-201-31-445-185		Water			
		TOTAL FOR ACCOUNT			466.60
TOTAL for Water					=====
					466.60
Natural Gas					
	36176 ELIZABETHTOWN GAS INC		#1 Fire Co-4475495511	43.31	
	36171 UGI ENERGY SERVICES LLC		Lincoln Engine-2165969	5.82	
	36171 UGI ENERGY SERVICES LLC		Warren Chemical-2976680	1.34	
	36171 UGI ENERGY SERVICES LLC		Fire Central-3557552	4.48	
	36171 UGI ENERGY SERVICES LLC		#1 Fire Co-2165744	16.14	
	36176 ELIZABETHTOWN GAS INC		Lincoln Engine-1252446451	32.78	
	36171 UGI ENERGY SERVICES LLC		Municipal Bldg-2617521	21.53	
	36176 ELIZABETHTOWN GAS INC		Municipal Bldg-2327826631	218.93	
	36176 ELIZABETHTOWN GAS INC		Jersey Hose-5503477491	31.79	
	36171 UGI ENERGY SERVICES LLC		Jersey Hose-2300669	4.48	
	36176 ELIZABETHTOWN GAS INC		Freeman School-1935305966	242.86	

List of Bills (Department/Account Detail) - CLAIMS CHECKING ACCOUNT

Meeting Date: 09/28/2021 For bills from 09/16/2021 to 09/27/2021

Account	PO #	Vendor	Description	Payment	Account Total
Natural Gas					
	36176	ELIZABETHTOWN GAS INC	Garage-3084827264	159.37	
	36176	ELIZABETHTOWN GAS INC	Fire Central-3977314581	31.79	
	36176	ELIZABETHTOWN GAS INC	Warren Chemical-3992228531	28.45	
01-201-31-446-176		Natural or Propane: Natural Gas	TOTAL FOR ACCOUNT		843.07
TOTAL for Natural Gas					843.07
Landfill / Solid Waste Diposal Costs					
	36049	WM RECYCLE AMERICA LLC	Recycling fees	5,827.34	
01-201-32-465-236		Garbage & Recycling Dumping Fees	TOTAL FOR ACCOUNT		5,827.34
TOTAL for Landfill / Solid Waste Diposal Costs					5,827.34
Municipal Court					
	36091	NJ STATE LEAGUE OF MUNICIPALITIES	Court Admin	25.00	
01-201-33-490-072		Publications	TOTAL FOR ACCOUNT		25.00
	36111	LAURI KAULIUS	TRAVEL TO CARPACCIO'S MIDDLESEX NJ	44.80	
01-201-33-490-090		Travel	TOTAL FOR ACCOUNT		44.80
	36111	LAURI KAULIUS	TCMCAA PRESIDING JUDGE SEMINAR CEC'S	30.00	
01-201-33-490-093		Seminars & Conferences	TOTAL FOR ACCOUNT		30.00
	36137	PENTELEDATA	Municipal Court - 1001 E Boulevard	69.95	
	36174	VERIZON WIRELESS	Alpha Court-942142520-00001	110.96	
01-201-33-490-180		Telephone / Telecommunications	TOTAL FOR ACCOUNT		180.91
	36090	PHILLIPSBURG MUNICIPAL COURT	JULY 2021 PNC/AMEX FEES	77.79	
	36090	PHILLIPSBURG MUNICIPAL COURT	MAY 2021 PNC/AMEX FEES	55.23	
01-201-33-490-233		Credit Card Processing Fee	TOTAL FOR ACCOUNT		133.02
TOTAL for Municipal Court					413.73
Capital Improvements					
	35394	BOROUGH OF ALPHA	Shared service w/Alpha for use of facili	6,875.00	
01-201-42-901-253		Boro of Alpha - Municipal Court Facility	TOTAL FOR ACCOUNT		6,875.00
TOTAL for Capital Improvements					6,875.00
STATE & FEDERAL GRANTS					
DEPARTMENT 729					
	35960	EPPEC UNIFORMS	Streamlight TLR Remote Switch	135.00	
	35960	EPPEC UNIFORMS	Streamlight Battery Door Switch	165.00	
02-213-40-729-004		2020 - 2021 SRO Expenses	TOTAL FOR ACCOUNT		300.00
TOTAL for DEPARTMENT 729					300.00
DEPARTMENT 730					
	36126	DELTA DENTAL OF NJ INC	Recycling	8.62	
	36060	DELTA DENTAL OF NJ INC	Recycling	8.62	
02-213-41-730-001		2019 Recycling Tonnage Grant	TOTAL FOR ACCOUNT		17.24
TOTAL for DEPARTMENT 730					17.24

List of Bills (Department/Account Detail) - CLAIMS CHECKING ACCOUNT

Meeting Date: 09/28/2021 For bills from 09/16/2021 to 09/27/2021

Account	PO #	Vendor	Description	Payment	Account Total
CAPITAL FUND					
2017 Improvements Authorizations					
04-215-55-934-001	36125 PRIMEPOINT, LLC	ZK-S301 HID Card Reader		1,220.00	
	2017 Administration	TOTAL FOR ACCOUNT			1,220.00
TOTAL for 2017 Improvements Authorizations					=====
					1,220.00
DEPARTMENT 940					
04-215-55-940-001	36057 N J FIRE EQUIPMENT	Globe #1201420 (NFPA / NJPEOSHA) Supreme		428.00	
	35977 N J FIRE EQUIPMENT	Globe #12014290 (NFPA / NJPEOSHA) Suprem		428.00	
	35977 N J FIRE EQUIPMENT	Globe #1211420 (NFPA / NJPEOSJA) 14 inch		588.00	
	2020 Fire Department	TOTAL FOR ACCOUNT			1,444.00
TOTAL for DEPARTMENT 940					=====
					1,444.00
SEWER UTILITY					
G/L Expenditures					
07-277-55-000-000	36104 NATURAL SYSTEMS UTILITIES	Delaware Valley		2,531.97	
	36104 NATURAL SYSTEMS UTILITIES	Delaware Valley		2,526.30	
	36104 NATURAL SYSTEMS UTILITIES	ADS Environmental		378.00	
	36104 NATURAL SYSTEMS UTILITIES	Frank Apgar & Sons		882.79	
	36104 NATURAL SYSTEMS UTILITIES	River Valley		327.60	
	36104 NATURAL SYSTEMS UTILITIES	A & W Septic		338.63	
	36104 NATURAL SYSTEMS UTILITIES	A & W Septic		693.00	
	36104 NATURAL SYSTEMS UTILITIES	Hicks Septic		1,993.95	
	36104 NATURAL SYSTEMS UTILITIES	Russell Reid		3,736.69	
	36104 NATURAL SYSTEMS UTILITIES	Free Flow		1,874.25	
	36104 NATURAL SYSTEMS UTILITIES	ADS Environmental		315.00	
	36104 NATURAL SYSTEMS UTILITIES	River Valley		1,029.26	
	36104 NATURAL SYSTEMS UTILITIES	Frank Apgar & Sons		759.15	
	Reserve for Septic Payments	TOTAL FOR ACCOUNT			17,386.59
07-279-55-000-001	36100 REMINGTON & VERNICK ENGINEERS	New water and sewer lines for Maintenance		743.75	
	Urban Engineers-DRJTB-76 Broad St	TOTAL FOR ACCOUNT			743.75
TOTAL for G/L Expenditures					=====
					18,130.34
Sewer Utility Department					
07-201-55-510-056	35981 MGL FORMS SYSTEMS LLC	15,000 SEWER BILLS		1,935.00	
	35981 MGL FORMS SYSTEMS LLC	SHIPPING CHARGES		332.00	
	Computer Supplies Forms	TOTAL FOR ACCOUNT			2,267.00
07-201-55-510-083	36074 PAPER HANDLING EQUIPMENT PLUS INC	5k FOLDER/SEALER SERIAL #3820CT 1, 2021		850.00	
	Service Contract Other	TOTAL FOR ACCOUNT			850.00
07-201-55-510-094	36110 NJ State League of Municipalities	Todd Tersigni Bally's 4 nights		252.08	
	36110 NJ State League of Municipalities	Robert Bengivenga 4 nights Bally's		164.40	
	36110 NJ State League of Municipalities	Patty Huxta 2 nights Bally's		90.42	
	36110 NJ State League of Municipalities	Vicki Kleiner 4 nights Bally's		137.00	
	Conventions	TOTAL FOR ACCOUNT			643.90
07-201-55-510-201	36061 DELTA DENTAL OF NJ INC	Sewer		34.56	
	36126 DELTA DENTAL OF NJ INC	Sewer		352.40	
	36127 DELTA DENTAL OF NJ INC	Sewer		34.56	
	36060 DELTA DENTAL OF NJ INC	Sewer		352.40	
	Dental	TOTAL FOR ACCOUNT			773.92
07-201-55-510-512	36123 LAVERY, SELVAGGI & ABROMITIS PC	Sewer - August		1,905.00	
	Legal	TOTAL FOR ACCOUNT			1,905.00

List of Bills (Department/Account Detail) - CLAIMS CHECKING ACCOUNT

Meeting Date: 09/28/2021 For bills from 09/16/2021 to 09/27/2021

Account	PO #	Vendor	Description	Payment	Account Total
Sewer Utility Department					
07-201-55-510-515	36098	REMINGTON & VERNICK ENGINEERS	Sewer & Wastewater Engineering Support J	16,615.00	
	36099	REMINGTON & VERNICK ENGINEERS	Sewer & Wastewater Engineering Support A	8,648.75	
		<i>Sewer Engineers</i>	TOTAL FOR ACCOUNT		25,263.75
07-201-55-510-517	36036	NATURAL SYSTEMS UTILITIES	September Fee - Maintenance & Repair	8,333.33	
	36036	NATURAL SYSTEMS UTILITIES	September Fee - Services	170,462.49	
		<i>Natural Systems Utilities</i>	TOTAL FOR ACCOUNT		178,795.82
07-201-55-510-523	36036	NATURAL SYSTEMS UTILITIES	September Fee - License Operator	3,000.00	
		<i>Sanitary Collect System License Operator</i>	TOTAL FOR ACCOUNT		3,000.00
TOTAL for Sewer Utility Department					213,499.39
SEWER CAPITAL					
DEPARTMENT 575					
08-216-55-575-001	33106	REMINGTON & VERNICK ENGINEERS	Services related to the covering of East	1,477.00	
	33106	REMINGTON & VERNICK ENGINEERS	Services related to the covering of East	3,211.55	
	33718	PENN VALLEY PUMP CO INC	Replacement of Sludge Transfer Pump No.	6,930.00	
		<i>O:2019-16 Various Imp & Acq</i>	TOTAL FOR ACCOUNT		11,618.55
TOTAL for DEPARTMENT 575					11,618.55
DEPARTMENT 577					
08-216-55-577-001	35545	REMINGTON & VERNICK ENGINEERS	Engineering Svcs-Replacement of digester	463.75	
	35545	REMINGTON & VERNICK ENGINEERS	Engineering Svcs-Replacement of digester	360.00	
		<i>O:2021-06 Various Improvements</i>	TOTAL FOR ACCOUNT		823.75
TOTAL for DEPARTMENT 577					823.75
Land Use Board Escrow					
DEPARTMENT 102					
12-288-56-102-002	36162	VAN CLEEF ENGINEERING ASSOC., LLC	Professional Services 07/01/21 - 07/31/2	3,045.00	
	36162	VAN CLEEF ENGINEERING ASSOC., LLC	Professional Services 06/01/21 - 06/30/2	2,942.50	
		<i>(9102058) I-78 Phase II-Bridge</i>	TOTAL FOR ACCOUNT		5,987.50
TOTAL for DEPARTMENT 102					5,987.50
Land Use Escrow					
12-286-56-851-256	36096	VAN CLEEF ENGINEERING ASSOC., LLC	Professional Services from 07/01/21 - 07	540.00	
		<i>(9102066) Case 21-004 Arby's/Popeye Pburg Dev LLC</i>	TOTAL FOR ACCOUNT		540.00
12-286-56-851-259	36123	LAVERY, SELVAGGI & ABROMITIS PC	USW - August	60.00	
		<i>(9100014) Case 21-007 Waterfront</i>	TOTAL FOR ACCOUNT		60.00
TOTAL for Land Use Escrow					600.00
SECTION 8 PROGRAM					
Section 8 Expenditures					
36061	DELTA DENTAL OF NJ INC	Section 8		124.96	
35968	MRI SOFTWARE INC	Annual Happy SaaS Renewal 11/01/2021 -		2,817.34	
35968	MRI SOFTWARE INC	Annual Happy Subscription Fee 11/01/202		11,229.09	
36007	BLOSKY & ASSOCIATES LLC	Meeting Funding Projections		112.50	
35911	MUNICIPAL SOFTWARE INC	Misc. Parts Netgear GS305 Ethernet Switc		35.00	
35911	MUNICIPAL SOFTWARE INC	Monitor		245.00	

List of Bills (Department/Account Detail) - CLAIMS CHECKING ACCOUNT

Meeting Date: 09/28/2021 For bills from 09/16/2021 to 09/27/2021

Account	PO #	Vendor	Description	Payment	Account Total
SECTION 8 PROGRAM					
Section 8 Expenditures					
		35911 MUNICIPAL SOFTWARE INC	Desktop Computer	550.00	
		36007 BLOSKY & ASSOCIATES LLC	Update HCV Projections	75.00	
		36007 BLOSKY & ASSOCIATES LLC	VMS Monthly Review/Submission	105.00	
		35968 MRI SOFTWARE INC	One Time Prepaid Credit	-1,100.00	
		36127 DELTA DENTAL OF NJ INC	Section 8	124.96	
		35911 MUNICIPAL SOFTWARE INC	Labor	300.00	
16-289-56-081-820		Administration - Salary and Fringe	TOTAL FOR ACCOUNT		14,618.85
		35998 CARMEN CORREA	Utility Reimbursement - Apr, May, June,	159.00	
		35999 BRANDY CASSIDY	Utility Reimbursement-Apr, May, June, 20	30.00	
		36005 COURTNEY FROST	Utility Reimbursement - Jun, Jul, Aug, 2	417.00	
		36006 EVANGELIA RIZOS	Utility Reimbursement-Jun, Jul, Aug, 202	180.00	
		35997 NIKKI JO MOWREY	Utility Reimbursement - Apr, May, June,	489.00	
		36000 TONYA BARTHOLOMEW	Utility Reimbursement-June, 2021	16.00	
		35996 ANGEL HERNANDEZ	Utility Reimbursement - April, 2021	81.00	
		35995 CATHERINE FUENTES	Utility Reimbursement-April, May & June,	213.00	
		35994 PRUDENCE BURD	Utility Reimbursement-April, 2021	51.00	
		35994 PRUDENCE BURD	Utility Reimbursement-May, June, 2021	126.00	
		36000 TONYA BARTHOLOMEW	Utility Reimbursement-Apr, May, 2021	100.00	
16-289-56-081-823		Housing and Utility Payments	TOTAL FOR ACCOUNT		1,862.00
TOTAL for Section 8 Expenditures					16,480.85
GENERAL TRUST FUND					
DEPARTMENT 025					
		35924 ACTION TREE SERVICE, INC	Removal of 3 trees inside the park and p	5,600.00	
		36081 ALL IMAGE ASPHALT LLC	Paving Repair per attached proposal	1,700.00	
		35942 CHALLENGER FENCE INC	Demolition of existing ballfield fencing	20,025.00	
		35310 BEN SHAFFER RECREATION INC	Engineered wood fiber safety surface for	4,148.00	
17-292-56-025-007		Open Space Trust Fund	TOTAL FOR ACCOUNT		31,473.00
TOTAL for DEPARTMENT 025					31,473.00
PAYROLL AGENCY FUND					
Payroll Deductions					
		36061 DELTA DENTAL OF NJ INC	Dental Buy Up	359.10	
		36127 DELTA DENTAL OF NJ INC	Dental Buy Up	299.10	
20-291-55-070-201		Dental Post Tax	TOTAL FOR ACCOUNT		658.20
TOTAL for Payroll Deductions					658.20
Revolving Loan Fund					
G/L Expenditures					
		36123 LAVERY, SELVAGGI & ABROMITIS PC	Revolving Loans - August	120.00	
21-271-55-000-000		Reserve for Revolving Loans	TOTAL FOR ACCOUNT		120.00
TOTAL for G/L Expenditures					120.00

List of Bills - CLAIMS CHECKING ACCOUNT Meeting Date: 10/01/2021 For bills from 09/02/2021 to 09/30/2021

Check#	Vendor	Description	Payment	Check Total
83460	5152 - CHRISTOPHER M MIKULICZ	PO 34550 October, 2021 Rent Payments	2,633.00	2,633.00
83461	5175 - RAYMOND D POWANDA	PO 34551 October, 2021 Rent Payments	1,748.00	1,748.00
83462	5180 - ROBERT HALL	PO 34552 October, 2021 Rent Payments	825.00	825.00
83463	5189 - SCOTT A SCHOFIELD	PO 34553 October, 2021 Rent Payments	967.00	967.00
83464	5202 - NATHAN BERRY COMPANY	PO 34554 October, 2021 Rent Payments	9,883.00	9,883.00
83465	5258 - JACK M WRIGHT JR	PO 34555 October, 2021 Rent Payments	672.00	672.00
83466	5270 - MANUEL D VIDAL	PO 34556 October, 2021 Rent Payments	484.00	484.00
83467	5315 - BAY PARKWAY PARTNERSHIP LP	PO 34557 October, 2021 Rent Payments	1,035.00	1,035.00
83468	5326 - RICHARD WEBSTER	PO 34558 October, 2021 Rent Payments	654.00	654.00
83469	5331 - CORLISS APARTMENTS LLC	PO 34559 October, 2021 Rent Payments	3,374.00	3,374.00
83470	5400 - GERD W VOGES	PO 34560 October, 2021 Rent Payments	712.00	712.00
83471	5403 - BRIAN NEHILA	PO 34561 October, 2021 Rent Payments	2,354.00	2,354.00
83472	5441 - MELISSA MAURY	PO 34562 October, 2021 Rent Payments	442.00	442.00
83473	5479 - ANTOINETTE BOUTROS	PO 34564 October, 2021 Rent Payments	4,440.00	4,440.00
83474	5503 - BULLMAN ST LLC	PO 34566 October, 2021 Rent Payments	2,921.00	2,921.00
83475	5530 - JEFFREY ALLEGAR	PO 34567 October, 2021 Rent Payments	616.00	616.00
83476	5541 - MICHAEL KANE	PO 34568 October, 2021 Rent Payments	889.00	889.00
83477	5551 - WOLF PACK GROUP, LLC	PO 34569 October, 2021 Rent Payments	769.00	769.00
83478	5557 - HNL PROPERTY MGMT LLC	PO 34570 October, 2021 Rent Payments	351.00	351.00
83479	5591 - ALAN RULOFF	PO 34571 October, 2021 Rent Payments	452.00	452.00
83480	5597 - KURT R STOCKER	PO 34572 October, 2021 Rent Payments	922.00	922.00
83481	5609 - MOESCH PROPERTIES LLC	PO 34573 October, 2021 Rent Payments	898.00	898.00
83482	5655 - JOHN FRAIN	PO 34574 October, 2021 Rent Payments	573.00	573.00
83483	5661 - MICHAEL R. LUCA	PO 34575 October, 2021 Rent Payments	855.00	855.00
83484	5672 - D.M. INVESTMENTS LLC	PO 34576 October, 2021 Rent Payments	852.00	852.00
83485	5677 - HANN TERRACE, LLC	PO 34577 October, 2021 Rent Payments	2,125.00	2,125.00
83486	5684 - PERRY A MONTAUREDES	PO 34578 October, 2021 Rent Payments	706.00	706.00
83487	6388 - KEVIN LONERGAN	PO 34579 October, 2021 Rent Payments	1,093.00	1,093.00
83488	6434 - VINCENT VALENZA	PO 34580 October, 2021 Rent Payments	761.00	761.00
83489	6467 - LAURA BEVERLY BOWERS	PO 34581 October, 2021 Rent Payments	529.00	529.00
83490	6510 - BRIAN K WISTUK	PO 34582 October, 2021 Rent Payments	1,225.00	1,225.00
83491	6606 - BRENDA CROUGHTER	PO 34583 October, 2021 Rent Payments	953.00	953.00
83492	6639 - MICHAEL DEMONTI	PO 34584 October, 2021 Rent Payments	2,479.00	2,479.00
83493	6649 - VILLA MARABELLA LLC	PO 34585 October, 2021 Rent Payments	717.00	717.00
83494	6676 - RYAN CARR	PO 34906 October, 2021 Rent Payments	371.00	371.00
83495	6712 - FINEGAN FUNERAL HOME	PO 34586 October, 2021 Rent Payments	797.00	797.00
83496	6713 - GARY BRYDE	PO 34587 October, 2021 Rent Payments	778.00	778.00
83497	6745 - LAWRENCE V ROESSNER	PO 34588 October, 2021 Rent Payments	1,113.00	1,113.00
83498	6777 - MERQUIADES CASTILLO	PO 34589 October, 2021 Rent Payments	726.00	726.00
83499	6795 - JAMES S DUTT	PO 34590 October, 2021 Rent Payments	846.00	846.00
83500	6822 - BRIAN A MANNING	PO 34592 October, 2021 Rent Payments	4,675.00	4,675.00
83501	6823 - GREGORY E BRENNAN	PO 34593 October, 2021 Rent Payments	849.00	849.00
83502	6829 - WILLIAM POSTMA	PO 34594 October, 2021 Rent Payments	734.00	734.00
83503	6830 - THOMAS BUCSKU	PO 34595 October, 2021 Rent Payments	899.00	899.00
83504	6833 - EDWARD C KROSS	PO 34596 October, 2021 Rent Payments	810.00	810.00
83505	6849 - EVERWILL PROPERTIES LLC	PO 34597 October, 2021 Rent Payments	361.00	361.00
83506	6868 - CATHOLIC CHARITIES, DIOCESE OF METU	PO 34598 October, 2021 Rent Payments	605.00	605.00
83507	6876 - CHERYL DUBIN	PO 34599 October, 2021 Rent Payments	631.00	631.00
83508	6877 - BALKIDS LLC	PO 34600 October, 2021 Rent Payments	151.00	151.00
83509	6879 - ABEDIN ENTERPRISES I LLC	PO 34601 October, 2021 Rent Payments	3,600.00	3,600.00
83510	6880 - AHMED WEISI	PO 34602 October, 2021 Rent Payments	628.00	628.00
83511	6882 - ACTION INVESTMENTS LLC	PO 34603 October, 2021 Rent Payments	2,695.00	2,695.00
83512	6919 - MARIE CHISMAR	PO 34604 October, 2021 Rent Payments	522.00	522.00
83513	6937 - VICTORIA LAHOUD	PO 34606 October, 2021 Rent Payments	3,388.00	3,388.00
83514	6953 - JOSEPH TANNOUS	PO 34607 October, 2021 Rent Payments	683.00	683.00
83515	6954 - QIAO XIA ZHENG	PO 34608 October, 2021 Rent Payments	554.00	554.00
83516	6960 - CLD ASSOCIATES LLC	PO 34609 October, 2021 Rent Payments	7,527.00	7,527.00
83517	6961 - NG CAPITAL HOLDINGS LLC	PO 34610 October, 2021 Rent Payments	2,327.00	2,327.00
83518	6973 - NERANZIS AIVAZIS	PO 34611 October, 2021 Rent Payments	1,119.00	1,119.00
83519	6985 - BRYAN COOPER	PO 34612 October, 2021 Rent Payments	1,595.00	1,595.00
83520	6999 - PETER DAY	PO 34614 October, 2021 Rent Payments	711.00	711.00
83521	7014 - HARRY L WYANT JR	PO 34615 October, 2021 Rent Payments	2,504.00	2,504.00
83522	7017 - JOHN A QUATTRO	PO 34616 October, 2021 Rent Payments	2,004.00	2,004.00
83523	7019 - THOMAS L MEZOFF	PO 34617 October, 2021 Rent Payments	1,200.00	1,200.00
83524	7022 - LOURDES MONTESINO	PO 34618 October, 2021 Rent Payments	902.00	902.00
83525	7024 - SOUTH MAIN APARTMENTS LLC	PO 34619 October, 2021 Rent Payments	606.00	606.00
83526	7031 - AMS MANAGEMENT	PO 34620 October, 2021 Rent Payments	2,270.00	2,270.00
83527	7035 - 819 MILL STREET LLC	PO 34621 October, 2021 Rent Payments	828.00	828.00
83528	7039 - JASWINDER KAUR	PO 34622 October, 2021 Rent Payments	717.00	717.00

List of Bills - CLAIMS CHECKING ACCOUNT Meeting Date: 10/01/2021 For bills from 09/02/2021 to 09/30/2021

Check#	Vendor	Description	Payment	Check Total
83529	7045 - BRIAN PATRICK AGNEW	PO 34624 October, 2021 Rent Payments	462.00	462.00
83530	7048 - ANTHONY ELIAS	PO 34625 October, 2021 Rent Payments	978.00	978.00
83531	7050 - WALNUT HILL PROPERTY RESTORATION LL	PO 34626 October, 2021 Rent Payments	2,639.00	2,639.00
83532	7052 - PELWAT 235 LLC	PO 34627 October, 2021 Rent Payments	2,513.00	2,513.00
83533	7057 - CATHERINE ABREU	PO 34907 October, 2021 Rent Payments	767.00	767.00
83534	7059 - GTBS PROPERTIES, LLC	PO 34629 October, 2021 Rent Payments	4,203.00	4,203.00
83535	7062 - GIUSEPPE GAMBINO	PO 34630 October, 2021 Rent Payments	224.00	224.00
83536	7063 - 997 SOUTH MAIN LLC	PO 34631 October, 2021 Rent Payments	2,409.00	2,409.00
83537	7064 - YESENIA D FLORES	PO 34632 October, 2021 Rent Payments	968.00	968.00
83538	7071 - ON MAIN LLC	PO 34633 October, 2021 Rent Payments	1,175.00	1,175.00
83539	7075 - KCW HOLDINGS LLC	PO 34634 October, 2021 Rent Payments	793.00	793.00
83540	7076 - LAWRENCE J FEELEY JR	PO 34635 October, 2021 Rent Payments	1,203.00	1,203.00
83541	7077 - NEFTALI AMOS	PO 34636 October, 2021 Rent Payments	841.00	841.00
83542	7080 - WORCESTER HOUSING AUTHORITY	PO 34637 October, 2021 Rent Payments	958.00	958.00
83543	7087 - OSCAR RIBA	PO 34638 October, 2021 Rent Payments	764.00	764.00
83544	7093 - ROHAN PROPERTIES LLC	PO 34639 October, 2021 Rent Payments	2,030.00	2,030.00
83545	7099 - P.P.E. GROUP LLC	PO 34640 October, 2021 Rent Payments	2,229.00	2,229.00
83546	7101 - BALBOA ACQUISITIONS LTD	PO 34641 October, 2021 Rent Payments	1,737.00	1,737.00
83547	7104 - MARY E ACCORSY	PO 34642 October, 2021 Rent Payments	1,250.00	1,250.00
83548	7107 - BRUNO DASILVA	PO 34643 October, 2021 Rent Payments	1,092.00	1,092.00
83549	7108 - JONATHAN PHILLIPS	PO 34644 October, 2021 Rent Payments	1,169.00	1,169.00
83550	7110 - CONAN NGUYEN	PO 34645 October, 2021 Rent Payments	955.00	955.00
83551	7114 - AJ RENTAL MANAGEMENT LLC	PO 34646 October, 2021 Rent Payments	677.00	677.00
83552	7115 - BADWAY KARAM	PO 34647 October, 2021 Rent Payments	2,318.00	2,318.00
83553	7116 - MAHAVEER GLOBAL ESTATES LLC	PO 34648 October, 2021 Rent Payments	108.00	108.00
83554	7119 - 645 S MAIN LLC	PO 34705 October, 2021 Rent Payments	1,161.00	1,161.00
83555	7128 - BOYLAN VENTURES	PO 34650 October, 2021 Rent Payments	3,955.00	3,955.00
83556	7138 - RITA MILLER	PO 34654 October, 2021 Rent Payments	595.00	595.00
83557	7139 - EDWARD CARPIO	PO 34655 October, 2021 Rent Payments	889.00	889.00
83558	7140 - PINEFIELD GROUP LLC	PO 34656 October, 2021 Rent Payments	108.00	108.00
83559	7151 - MARWAN BASSIL	PO 34657 October, 2021 Rent Payments	875.00	875.00
83560	7152 - AVNER HESKEYAHU	PO 34658 October, 2021 Rent Payments	1,035.00	1,035.00
83561	7155 - MNB REAL ESTATE GROUP LLC	PO 34659 October, 2021 Rent Payments	746.00	746.00
83562	7158 - WILBERTO RIVERA JR	PO 34707 October, 2021 Rent Payments	1,302.00	1,302.00
83563	7159 - PAR HOLDINGS 582 LLC	PO 34709 October, 2021 Rent Payments	418.00	418.00
83564	7160 - PAR HOLDINGS 34 LLC	PO 34706 October, 2021 Rent Payments	1,887.00	1,887.00
83565	7161 - 274 MERCER STREET LLC	PO 34905 October, 2021 Rent Payments	1,119.00	1,119.00
83566	7162 - 12-20 N MAIN LLC	PO 34909 October, 2021 Rent Payments	785.00	785.00
83567	7163 - NEXT GENERATION TRUST COMPANY	PO 34908 October, 2021 Rent Payments	1,170.00	1,170.00
83568	7164 - JACQUELINE T NGUYEN	PO 35287 October, 2021 Rent Payments	1,964.00	1,964.00
83569	9007 - CHARLOTTE STANSBURY	PO 35292 October, 2021 Rent Payments	723.00	723.00
83570	9008 - JUSTIN VICTORINO	PO 35288 October, 2021 Rent Payments	722.00	722.00
83571	9015 - HOWARD E SPENCER 5TH	PO 35451 October, 2021 Rent Payments	920.00	920.00
83572	9016 - ACL INVESTMENTS LLC	PO 35453 October, 2021 Rent Payments	3,123.00	3,123.00
83573	9017 - UPENDRA PURI	PO 35452 October, 2021 Rent Payments	735.00	735.00
83574	9021 - MARITZA HERNANDEZ	PO 35454 October, 2021 Rent Payments	676.00	676.00
83575	9030 - SERGIO E PAULINO	PO 35620 October, 2021 Rent Payments	1,150.00	1,150.00
83576	9038 - SW RAVENSCROFT LLC	PO 35727 October, 2021 Rent Payments	3,971.00	3,971.00
83577	9055 - JAMES CEDILLO PROPERTY LLC	PO 35956 October, 2021 Rent Payments	1,147.00	1,147.00
83578	9056 - 134 HUDSON LLC	PO 35955 October, 2021 Rent Payments	928.00	928.00
83579	9070 - 158-160 SITGREAVES ST LLC	PO 36082 October, 2021 Rent Payments	1,012.00	1,012.00
83580	9071 - JASON MATTHEW VILLA	PO 36083 October, 2021 Rent Payments	805.00	805.00
83581	9072 - MARGARITA SALAZAR	PO 36085 October, 2021 Rent Payments	588.00	588.00
83582	9073 - BRYAN TOMKO	PO 36084 October, 2021 Rent Payments	658.00	658.00
TOTAL				171,264.00

Summary By Account

ACCOUNT	DESCRIPTION	CURRENT YR	APPROP. YEAR	NON-BUDGETARY	CREDIT
16-260-05-100	Section 8 - Due to Claims Fund			0.00	171,264.00
16-289-56-081-000	Section 8 Spending Reserves			171,264.00	
TOTALS FOR	SECTION 8 PROGRAM	0.00	0.00	171,264.00	171,264.00

ACCOUNT	DESCRIPTION	CURRENT YR	APPROP. YEAR	NON-BUDGETARY	CREDIT

Total to be paid from Fund 16 SECTION 8 PROGRAM		171,264.00			
		=====			
		171,264.00			

Lorraine Loudenberry

From: Jack Daniels
Sent: Wednesday, August 18, 2021 7:21 AM
To: Lorraine Loudenberry
Subject: 165 Hudson File Info
Attachments: Complaint CPT-21-00096 8-4-21.pdf; IMG_0473.jpg; IMG_0474.jpg; IMG_0475.jpg; IMG_0476.jpg; IMG_0477.jpg; IMG_0478.jpg; IMG_0479.jpg; IMG_0480.jpg; IMG_0481.jpg; IMG_0972.jpg; IMG_0973.jpg; UCC Unsafe Notice 8-4-21.pdf

Lori,

Thank you very much for your diligence regarding the files associated with Habitability Hearings.

Here are the file documents for the 165 Hudson Street property. It was posted as an Unsafe Structure on 8-4-21 and posted with the Habitability Hearing legal notice on 8-16-21. This started as a result of a complaint related to damaged being incurred by an attached neighbor. The pictures of 8-4-21 depict the exterior roof system compromised which is where the water and animal infiltration are causing damage. The porch flooring system appears to also be compromised and since then someone has installed a sheet of plywood over the porch flooring where the floorboards were missing or broken. There is a tax lien on the property and the current taxes owed appear to have been due as of 8-1-21. The sewer bill is delinquent at this point in time as well. There are 5 code violation notices that were issued on 5-6-20 and remain open/unabated.

Thanks,

Jack,
Construction Official
Bldg/Fire Subcode
Dept. Head Inspections

LAVERY, SELVAGGI, ABROMITIS & COHEN

A Professional Corporation

1001 Route 517

Hackettstown, New Jersey 07840

(908) 852-2600

Attorneys for Plaintiff

TOWN OF PHILLIPSBURG, :

:

Plaintiff, :

:

v. :

:

TLOA OF NJ, LLC, :

:

PROOF OF POSTING

:

Defendant. :

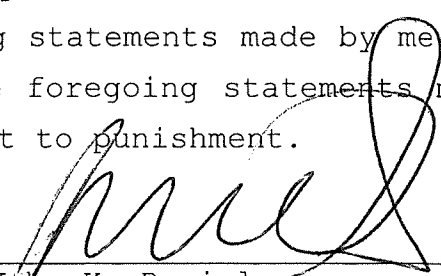
:

:

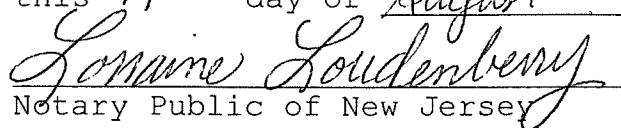
John K. Daniels, of full age, being duly sworn according to law, upon his oath deposes and says:

1. On the 16th day of August, 2021, I posted a "COMPLAINT AND NOTICE OF HEARING TO DETERMINE FITNESS OF BUILDINGS" on the property known as Block 813, Lot 52, having a street address of 165 HUDSON STREET, in the Town of Phillipsburg, Warren County, New Jersey.

2. I certify that the foregoing statements made by me are true. I am aware that if any of the foregoing statements made by me are willfully false, I am subject to punishment.


John K. Daniels
Construction Official
Town of Phillipsburg

Sworn and Subscribed to before me
this 17th day of August, 2021


Notary Public of New Jersey
My Commission Expires:

LORRAINE LOUDENBERRY
NOTARY PUBLIC OF NEW JERSEY
My Commission Expires Sept. 17, 2021





MICHAEL B. LAVERY
MICHAEL S. SELVAGGI¹
JOHN J. ABROMITIS
LAWRENCE P. COHEN²
KATHERINE E. INGRASSIA³
JAMES F. MOSCAGIURI
KATRINA L. CAMPBELL⁴
RICHARD W. WENNER⁵
WILLIAM H. PANDOS⁶

¹CERTIFIED BY THE SUPREME COURT OF
NEW JERSEY AS A CIVIL TRIAL ATTORNEY
²MEMBER OF NJ AND PA BAR
³MEMBER OF NJ AND NY BAR

LAW OFFICES
LAVERY, SELVAGGI, ABROMITIS & COHEN

A PROFESSIONAL CORPORATION
1001 ROUTE 517
HACKETTSTOWN, NEW JERSEY 07840
(908) 852-2600
FAX (908) 852-8225
WWW.LSACLAW.COM

23 CATTANO AVENUE
AT CHANCERY SQUARE
MORRISTOWN, N.J. 07960
Telephone (973) 285-1281
Facsimile (973) 285-0271

OF COUNSEL:

JAMES A. COURTER
JOEL A. KOBERT
PETER J. COSSMAN
ROBERT V. STILES
RICHARD R. KEILING
SENDER'S DIRECT EMAIL
RWENNER@LSACLAW.COM

August 12, 2021

Via Regular and Certified Mail, RRR

TLOA OF NJ, LLC
c/o TLOA Servicing, LLC
11 Talcott Notch Road, 2nd Floor
Farmington, CT 06032

**Re: Block 813, Lot 52
165 Hudson Street, Phillipsburg, Warren County, New Jersey**

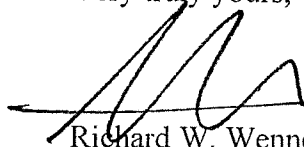
Dear Sir/Madam:

Please be advised that this office represents the Town of Phillipsburg. Enclosed you will find a copy of the Town's Complaint and Notice of Hearing to determine the fitness of a building located on the above-referenced property.

**The hearing is scheduled for
Tuesday, September 21, 2021, at 7:00 p.m.
Phillipsburg Senior Center
310 Firth Street
Phillipsburg, New Jersey 08865**

As the owner or a party having a potential interest in this property, you have the right to file an Answer and/or appear and give testimony to the Town Council at the time and date set forth in the Complaint. Please feel free to contact me with any further questions.

Very truly yours,



Richard W. Wenner

cc: Service List

SERVICE LIST

VIA REGULAR AND CERTIFIED MAIL, RRR

Andrew Sona
7340 Clamdigger Drive
Blaine, WA 98230

VIA REGULAR MAIL

Hon. Todd M. Tersigni, Mayor
Town of Phillipsburg
Municipal Building
120 Filmore Street
Phillipsburg, New Jersey 08865

VIA REGULAR MAIL

Victoria L. Kleiner, RMC
Town of Phillipsburg
Municipal Building
120 Filmore Street
Phillipsburg, New Jersey 08865

VIA REGULAR MAIL

Phillipsburg Town Council
Town of Phillipsburg
Municipal Building
120 Filmore Street
Phillipsburg, New Jersey 08865

VIA REGULAR MAIL

John K. Daniels
Town of Phillipsburg
Municipal Building
120 Filmore Street
Phillipsburg, New Jersey 08865

VIA REGULAR MAIL

Richard Hay, Fire Chief
Town of Phillipsburg
Municipal Building
120 Filmore Street
Phillipsburg, New Jersey 08865

LAVERY, SELVAGGI, ABROMITIS & COHEN, P.C.
A Professional Corporation
1001 Route 517
Hackettstown, New Jersey 07840
(908) 852-2600
Attorneys for Plaintiff

TOWN OF PHILLIPSBURG,	:	
Plaintiff,	:	
	:	
v.	:	
	:	COMPLAINT AND NOTICE OF
TLOA OF NJ, LLC,	:	HEARING TO DETERMINE FITNESS
	:	OF BUILDINGS
	:	
Defendant.	:	
	:	
	:	

The Town Council of the Town of Phillipsburg, pursuant to its authority under N.J.S.A. 40:48-2.5 and § 200, et seq. of the Phillipsburg Town Code says:

1. Pursuant to a Petition brought by the Mayor and/or neighboring property owners, the property known as:

Block 813, Lot 52
with a street address of
165 HUDSON STREET
Phillipsburg, Warren County, New Jersey

is allegedly unfit for human habitation or occupancy or use and/or that it is unhealthy and/or unsafe to the community.

2. The Town Council will hold a hearing at 7:00 p.m. on Tuesday, **September 21, 2021**, at the Phillipsburg Senior Center, 310 Fifth Street, Phillipsburg, New Jersey 08865, to determine whether the building located at **165 HUDSON STREET** is fit for human habitation or occupancy or use and whether it is dangerous or injurious to the health or safety of the occupants of neighboring buildings or the community.

3. The owner(s) and all parties in interest are hereby put on NOTICE that they have the right to file an Answer to this Complaint and to appear in person and give testimony at the place and time fixed in this Complaint.

4. The Town Council shall determine, based upon the evidence presented at the aforementioned hearing, whether the building located at **165 HUDSON STREET** is unfit for human habitation or occupancy or use and/or whether it is dangerous or injurious to the health or safety of the occupants of neighboring buildings or the community.

5. If the Town Council determines that the building located at **165 HUDSON STREET** is unfit for human habitation or occupancy or use and/or is dangerous or injurious to the health or safety of the occupants of neighboring buildings or the community, an order will be issued requiring either the repair, alteration, improvement or demolition of the building, depending on the facts presented.

LAVERY, SELVAGGI, ABROMITIS & COHEN, P.C.
Attorneys for Plaintiff

By: 

RICHARD W. WENNER, ESQ.

DATED: August 12, 2021



Town of Phillipsburg Complaint Response Form

Date Created: 5/28/2021
Date Received: 5/28/2021
Time Received: 10:11:40 AM
Tracking Number: CPT-21-00096

Complaint:

Municipality:	<u>Town of Phillipsburg</u>	Category:	<u>Complaint</u>
Department Origin:	<u>Code Enforcement</u>	Complaint Type:	<u>Possible Structural Issues</u>
User Origin:	<u>Andrew Melendez</u>	Status:	<u>Pending</u>
Assigned to Department:	<u>Construction</u>	Priority:	<u>High/Immediate Response</u>
Assign to User:	<u>Jack Daniels</u>	Method Received:	<u>Email</u>
Private:	<u>No</u>		

Complaint Summary:

From: Karen Kaye Date: May 6, 2020 at 9:46:59 AM EDT To: Todd Tersigni Subject: 165 Hudson St Hi when you were campaigning I spoke to you about the Property attached to me. You said you would do something. Currently, the attic window is gone and the birds are so loud it radiating through my ceilings. That window needs to be boarded up and the birds removed. I also know that there is black mold inside the house that can be causing issues on my side. Also, the lawn needs to be serviced, especially in the rear of the house. This is frustrating as I have to live next to this, I feel this is a hazard to me. Thank You Karen Kaye 163 Hudson St Phillipsburg, NJ 08865

165 Hudson St is an abandoned property which needs to have lawn maintenance done every month Also there are still pigeons in the attic I can hear them cooing there is black mold growing inside witch I have shared wall with that property. The roof is peeling away as well

Hello, 165 Hudson St needs lawn maintenance. Also the roof shingles are blowing off during storms. The pigeons have created an entrance between the roof shingles and the wood if the roof that is rotting away. I am attached to this house and my concern is that its going to start falling down and the black mold growing inside to penetrate through the common area and eventually affect my home. Not to mention the porch and the rodents living under it. Can you please do something about this house? And please send someone to cut the lawn. Thank you Karen Kaye 163 Hudson St

Complaint Result:

Arrived on site at 12:45 PM. A female (neighbor from 169 Hudson) was mowing and has been maintaining the grass. House is 1/2 of a duplex structure. The roof is compromised and appears to be breached allowing water and birds the ability to infiltrate that attic area. The front porch is in disrepair with missing flooring and appears weakened. The rest of the structure appears to be viable from the exterior. Photographs taken of the structure. Due to the condition of the roof there is likely water damage to some level inside of the structure. Speaking with the female neighbor she indicated that a bank may be the "owner" of the property but she is not certain. She stated was was aware of water and possibility of mold issues. Also found that this structure has had code enforcement violations issued back in May 2020 by Andrew Melendez. Possibility of referral for habitability hearing proceedings.

Sent email to Town BA to inquire about this structure and the need to address the condition of it, 5-28-21. He queried the Town Attorney about it. JKD

Referred to Town Attorney via email on 8-4-21 to start process for Habitability Heraing proceedings. Issued UCC Unsafe Structure Notice (V-21-00026) as well. JKD

Location:	165 HUDSON STREET		
Street Address 1:	165 HUDSON STREET		
Street Address 2:			
City:	<u>Phillipsburg</u>	State:	<u>NJ</u> Zip: <u>08665</u> - <u></u>
Block:	<u>813</u>	Lot:	<u>52</u> Qualifier: <u></u>
Owner:	SONA, ANDREW		



Town of Phillipsburg
Complaint Response Form

Date Created: 5/28/2021
Date Received: 5/28/2021
Time Received: 10:11:40 AM
Tracking Number:
CPT-21-00096

Street Address 1: 7340 CLAMDIGGER DR
Street Address 2: _____
City: BLAINE State: WA Zip: 98230 - _____
Telephone: _____ Cellphone: _____
Email: _____

Tenant:

Street Address 1: _____
Street Address 2: _____
City: _____ State: NJ Zip: _____ - _____
Telephone: _____ Cellphone: _____
Email: _____

Complaint Submitted By:

First Name: _____ Last Name: _____
Street Address 1: _____
Street Address 2: _____
City: _____ State: NJ Zip: _____ - _____
Telephone: _____ Cellphone: _____

Complaint Notes:



















NOTICE OF UNSAFE STRUCTURE

Permit/Control #:

Date Issued: 8/4/2021

Violation #: V-21-00026

IDENTIFICATION

Work Site Location: 165 HUDSON STREET Phillipsburg, NJ 08665

Block: 813 Lot: 52 Qualification Code: _____

Owner in Fee: SONA, ANDREW

Owner Address: 2335 LONGUE VUE DR LAKE CHARLES LA 70605

Agent/Contractor: _____

Address: _____

To: ☒ Owner

☐ Other:

☐ Agent/Contractor

DATE OF INSPECTION: 8/4/2021 DATE OF THIS NOTICE: 8/4/2021

ACTION

Take NOTICE that as a result of the inspections conducted by this agency on 8/4/2021 on the above property, an unsafe condition has been found to exist pursuant to N.J.S.A. 52:27D-132 and N.J.A.C. 5:23-2.32.

The building or structure or portion thereof, deemed an unsafe condition is described as follows:

CREATED AN UNSAFE STRUCTURE CONDITION AS PER N.J.A.C. 5:23-2.32

It has been determined after multiple attempts to have this property condition addressed that the building remains unsecured from unauthorized entry, has a compromised roof system which allows entry of animals and the infiltration of weather including but not limited to rain or snow, has a compromised front porch which presents a hazard to any first responder or public wishing to attempt access, presents possible hazardous condition to the attached portion of the structure (163 Hudson)

You are hereby **ORDERED** to:

[] Vacate the above structure by _____

[X] Demolish the above structure by 10/5/2021, or correct the above noted unsafe conditions by no later than 9/3/2021.

Failure to correct the unsafe condition or refusal to comply with this **ORDER** will result in this matter being forwarded to legal counsel for prosecution and assessment of penalties up to \$500.00 per week per violation. You must immediately declare to the Construction Official, your acceptance or rejection of the terms of this **ORDER**.

Any building or structure vacated pursuant to this **ORDER** shall not be reoccupied unless and until a certificate of occupancy is issued by the Construction Official.

If you wish to contest this **ORDER**, you may request a hearing before the Construction Board of Appeals of the WARREN COUNTY within 15 days of receipt of this **ORDER** as provided by N.J.A.C. 5:23A-2.1. The Application of the Construction Board of Appeals may be used for this purpose.

Your application for appeal must be in writing, setting forth your name and address, the address of the building or site in question, the specific sections of the Uniform Construction Code in question and the extent and nature of your reliance on them. You may include a brief statement setting forth your position and the nature of the relief sought by you, and you may also append any documents that you consider useful.

The fee for an appeal is \$100.00 and should be forwarded with your application to the Construction

Board of Appeals Office at: CONSTRUCTION BOARD OF APPEALS C/O BELL & HASSING
150 MINERAL SPRINGS DRIVE / PO BOX 220
ROCKAWAY, NJ 07866

If you have any questions concerning this matter, please call: (908) 454-5500

By Order of _____
Construction Official

Date: 8/4/21



Town of Phillipsburg
120 FILMORE STREET
PHILLIPSBURG, NJ 08865

Construction Violation

Identification

Work Site Location: 165 HUDSON STREET Phillipsburg, NJ 08665
Block: 813
Lot: 52
Owner: SONA, ANDREW
Owner Address: 2335 LONGUE VUE DR LAKE CHARLES LA 70605
Telephone:
Agent:
Agent Address:
Telephone:

Infraction Details

Tracking: V-21-00026
Subcode: Administrative
Issuing Officer: Jack Daniels Telephone: 908-454-5500
Issue Date: 8/4/2021
Infraction: Notice of Unsafe Structure
Statute: New Jersey Uniform Construction Code , N.J.A.C. 5:23 CREATED AN UNSAFE STRUCTURE CONDITION AS PER N.J.A.C. 5:23-2.32
Infraction Summary: It has been determined after multiple attempts to have this property condition addressed that the building remains unsecured from unauthorized entry, has a compromised roof system which allows entry of animals and the infiltration of weather including but not limited to rain or snow, has a compromised front porch which presents a hazard to any first responder or public wishing to attempt access, presents possible hazardous condition to the attached portion of the structure (163 Hudson)

Certified Mail Number:

Enforcement Details

Inspection Date: 8/4/2021
Notice Date: 8/4/2021
Compliance Date: 9/3/2021
Compliance Inspection Date: 9/7/2021



Town of Phillipsburg
120 FILMORE STREET
PHILLIPSBURG, NJ 08865

Construction Violation

Compliance Summary: Immediately secure the structure of all openings that create infiltration of weather conditions or animals.

Provide access for an interior inspection of the entire structure by the Town of Phillipsburg Inspection staff.

Submit for and obtain a fully released UCC Construction Permit for the renovation/alteration needed for the roof system and front porch area with 30 days of the receipt of this notice. This will require the submission of NJ designer construction documents (2 sets signed and sealed) along with at least but not limited to an F100 Construction Permit folder, building subcode form, any engineering or structural analysis documentation necessary to affect the soundness of the structure.

An option to demolish this portion of the structure (165 Hudson St.) may be exercised only after a fully completed and released UCC Construction Permit has been obtained for such demolition work. This release would include but is not limited to obtaining the demolition permit which would require evidencing the method of adequately protecting and securing the portion of the structure known as 163 Hudson Street, block 813, lot 53.

Fines Details

Total Due:	\$0.00
Total Paid:	\$0.00
Total Owed:	<hr/> \$0.00



Town of Phillipsburg
120 FILMORE STREET
PHILLIPSBURG, NJ 08865

Permit/Control #:
Permit Issued Date:
Violation #: V-21-00026
Date Issued: 8/4/2021

APPLICATION TO CONSTRUCTION BOARD OF APPEALS

DATE OF INSPECTION: 8/4/2021 APPEAL APPLICATION DATE: _____

IDENTIFICATION

Work Site Location: 165 HUDSON STREET Phillipsburg, NJ 08665
Block: 813 Lot: 52 Qualification Code: _____
Owner in Fee: SONA, ANDREW
Owner Address: 2335 LONGUE VUE DR LAKE CHARLES LA 70605
Agent/Contractor: _____
Address: _____

APPLICANT STATEMENT

Specific Section(s) of the regulation in question:

It has been determined after multiple attempts to have this property condition addressed that the building remains unsecured from unauthorized entry, has a compromised roof system which allows entry of animals and the infiltration of weather including but not limited to rain or snow, has a compromised front porch which presents a hazard to any first responder or public wishing to attempt access, presents possible hazardous condition to the attached portion of the structure (163 Hudson)

Briefly state your position in this matter and explain the nature of the relief you seek.

The Construction Board of Appeals has 10 business days following the submission of the appeal to make a decision pursuant to N.J.A.C. 5.23-2.37(s)

Signed: _____ Date: _____
Applicant
☐ Paid Fee: \$ _____
Check No.: _____
Collected By: _____

(Application will not be considered complete unless accompanied by the appeal fee. Fee shall be waived when appeal is based on failure of agency to act within a specified time frame.)

O2021-20

AN ORDINANCE OF THE TOWN OF PHILLIPSBURG, COUNTY OF
WARREN, STATE OF NEW JERSEY, AMENDING CHAPTER 100-6,
COMPENSATION PLAN

BE IT ORDAINED by the Town Council of the Town of Phillipsburg, Warren County, State of
New Jersey as follows:

Section 1. Chapter 100-6 (E) is hereby amended to read as follows:

§100-6(E).

Classification Titles - Hourly

	Per Hour Minimum	Per Hour Maximum
Electrical Inspector/Electrical Sub-code	\$ 25.00	\$ 50.00
Building Inspector/Building Sub-Code	\$ 25.00	\$ 50.00
Mechanical Inspector/Mechanical Sub-code	\$ 25.00	\$ 50.00
Fire Inspector/Fire Sub-code	\$ 25.00	\$ 50.00
Plumbing Inspector/Plumbing Sub-code	\$ 25.00	\$ 50.00

Section 2. All Ordinances or parts of Ordinances inconsistent with the provisions of this Ordinance are hereby repealed to the extent necessary to remedy the inconsistency.

Section 3. In the event any section, paragraph, subdivision, clause or provision of this ordinance shall be adjudged invalid, such adjudication shall only apply to that section, paragraph, subdivision, clause or provision so adjudged, and the remainder of this ordinance shall be deemed to be valid and effective.

Section 4. This ordinance shall take effect immediately upon its final passage and publication as provided by law.

ATTEST:

TOWN OF PHILLIPSBURG

VICTORIA L. KLEINER, RMC
Municipal Clerk

TODD TERSIGNI
Mayor

DATED:

CERTIFICATION

I, Lorraine Loudenberry, Deputy Clerk for the Town of Phillipsburg, do hereby certify that the foregoing is a true copy of an Ordinance duly adopted by the Town Council at their August 17, 2021 meeting.

Lorraine Loudenberry, Deputy Clerk

R2021-229
A RESOLUTION IMPOSING LIEN FOR
MUNICIPAL SERVICES

WHEREAS, the attached schedule lists the owner of a Block and Lot located in the Town of Phillipsburg, and

WHEREAS, there are unpaid charges in the amount listed outstanding on said Block and Lot, representing the costs incurred by the Town of Phillipsburg to remedy violations occurring on said property, according to the certification and cost annexed hereto, which the Town Council has examined and found to be proper,

NOW, THEREFORE, BE IT RESOLVED by the Town Council of the Town of Phillipsburg that it does hereby place a lien on the premises listed in the amount listed for the purpose of collecting unpaid charges due to the Town of Phillipsburg.

CERTIFICATION

I, Lorraine Loudenberg, Deputy Clerk of the Town of Phillipsburg, County of Warren and State of New Jersey do hereby certify the foregoing to be true and correct copy of a Resolution adopted by Council at a meeting held on September 28, 2021.

Lorraine Loudenberg, Deputy Clerk

Schedule-Municipal Liens – September 21, 2021

[illegible]

R2021-230

RESOLUTION AUTHORIZING AWARD OF A CONTRACT FOR PROFESSIONAL SERVICES WITH THE NELROD COMPANY FOR TECHNICAL ASSISTANCE IN THE PREPARATION OF A NEW HCV ADMINISTRATIVE PLAN

WHEREAS, the Town of Phillipsburg Housing Authority has a need to acquire professional services relative to technical assistance in the preparation of a new HCV Administrative Plan; and

WHEREAS, pursuant to N.J.S.A. 40A:11-5(1)(a)(i), a contract for such services may be awarded without competitive bidding by reason that such services constitute "professional services" which are services rendered or performed by a person authorized by law to practice a recognized profession, whose practice is regulated by law and the performance of which services requires knowledge of an advanced type in a field of learning acquired by a prolonged formal course of specialized instruction and study as distinguished from general academic instruction or apprenticeship; and

WHEREAS, The Nelrod Company, submitted a proposal dated August 24, 2021, to provide services relative to the Project; and

WHEREAS, the value of these services shall not exceed \$1,999.00; and

WHEREAS, the Town Council finds it to be in the best interest of the Town of Phillipsburg to authorize said work, which work is not subject to public bidding.

WHEREAS, funding for is available by appropriation in the budget of the Town, as evidenced by the attached certification of funds.

NOW, THEREFORE, BE IT RESOLVED by the Town Council of the Town of Phillipsburg, County of Warren, State of New Jersey, that the Mayor and Deputy Clerk are authorized to enter into a Contract with The Nelrod Company, NOT TO EXCEED \$1,999.00, as described therein, subject to the certification of funds.

BE IT FURTHER RESOLVED that the Deputy Clerk is hereby authorized and directed to cause a notice to be published in the manner provided by law setting forth the nature, duration, service and amount of the Contract and that the resolution and Contract are on file in the Office of the Clerk and are available for public inspection.

CERTIFICATION

I, Lorraine Loudenberg, Deputy Clerk, of the Town of Phillipsburg, County of Warren and State of New Jersey do hereby certify the foregoing to be true and correct copy of a Resolution adopted by Council at a meeting held on September 28, 2021.

Lorraine Loudenberg, Deputy Clerk

THE NELROD COMPANY
TECHNICAL ASSISTANCE ORDER FORM/AGREEMENT
AUTHORIZED UNDER THE NELROD CONSORTIUM AGREEMENT

Please Print

Agency Name: Phillipsburg Housing Authority

Name of Contact Person: Gina Fey

Title of Contact Person: Section 8 HCV Coordinator

Street Address: 675 Corliss Avenue

City, State, Zip Code: Phillipsburg, NJ 08865

Telephone Number: 908-454-5500 Fax Number: 908-454-1467

Email Address: gfey@phillipsburgnj.org

FOR NELROD USE ONLY

Project Title: HCV Program
Administrative Plan

Job Ticket # _____

Nelrod Coordinator: Denise Avalos

Date Prepared: August 24, 2021

Estimated Time- frame for completion:

☒ 60 days ☐ 90 days ☐ Other _____

Description of Requested Technical Assistance

Pursuant to HUD regulations and guidelines, provide technical assistance in the preparation of a new **HCV Administrative Plan**. No travel is necessary. The Nelrod Company (NELROD) will provide a questionnaire, via email, for Agency staff to complete - entering the data necessary for the customization of the plan to local needs and practices. The Agency agrees to return the completed questionnaire within 10 business days of the questionnaire's email date to NELROD. Within 20 business days of receipt of the questionnaire, NELROD will provide a draft of the plan via email to Agency for review and comment. The Agency will send ALL applicable changes, if any, to NELROD within 10 business days of the draft's email date. (If changes to the draft are not returned within the 10 business days, the draft plan will be the final plan.) The final document will be provided to the Agency in PDF format within 10 business days of receipt of any changes from Agency. Edits requested after receipt of the final plan may result in additional hourly charges. If the Agency requests the final document in any other software format than PDF, the Agency will be required to execute a legal Release of Liability. If the Agency request a hardcopy of the final document, the Agency will be billed a service charge of 15¢ per page plus postage in addition to the price. Price: \$1,999.00, plus hourly charges for Agency-requested optional changes, if any.

Billing Rates, Fees, and Terms

Due to complex nature of Technical Assistance, the above estimated hours/units are in fact an estimate. The actual billing may differ. Any subjective changes by Agency will be at an additional hourly cost for research and writing time performed by a Senior Manager at their current rate. An hourly charge of \$107.00 for Technical Associates, and \$139.00 for Principal/Director, will be assessed. Travel (if required), shipping, packaging, and material costs will be added to above price.

Optional (check if applicable):

☐ The Nelrod Company is authorized a maximum of _____ professional hours and/or \$_____ limit.

The Nelrod Company will only be responsible for work completed up through time/cost limits.

Monthly progress invoices will be paid by agency.

As the official authorized to place this order, I accept the above hourly rates, fees and terms. Additionally, upon executed copy of this agreement, I consent to receive technical responses, updated information, announcements, and advertisements of interest by The Nelrod Company via fax, email, and mail. I understand that the above information will not be shared with other organizations.

Agency Authorized Signature/Title _____

Date _____

Print Name _____

Purchase order number, if applicable: _____

Acceptance:

Joshua Rodriguez, President/CEO

Date _____

Return to:
The Nelrod Company[®]

3301 West Fwy.
Fort Worth, Texas 76107
(817) 922-9000/Fax (817) 922-9100

R2021-232

**RESOLUTION REQUESTING APPROVAL OF ITEMS OF REVENUE AND
APPROPRIATION NJS 40A:4-87**

WHEREAS, NJS 40A:4-87 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 was not determined at the time of the adoption of the budget; and

WHEREAS, the Director may also approve the insertion of an item of appropriation for equal amount.

NOW, THEREFORE, BE IT RESOLVED, that the Town Council of the Town of Phillipsburg in the County of Warren, New Jersey, 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 \$14,650.00, which is now available from SJI Utilities, Inc. for an award in the amount of \$14,650.00.

BE IT FURTHER RESOLVED, that the like sum of \$14,650.00 is hereby appropriated under the caption Elizabethtown Gas Road Improvements- Hudson St; and

BE IT FURTHER RESOLVED that the above is the result of funds from SJI Utilities, Inc. in the amount of \$14,650.00.

CERTIFICATION

I, Lorraine Loudenberry, Deputy Clerk of the Town of Phillipsburg, County of Warren and State of New Jersey do hereby certify the foregoing to be true and correct copy of a Resolution adopted by Council at a meeting held on September 28, 2021.

Lorraine Loudenberry, Deputy Clerk

2119 Phillipsburg Town - County of Warren

Select your local Government unit by
pressing the triangle**Budget Amendment Certification Form, Appropriations Offset by Revenue**
Counties/Municipalities (NJSA 40A:4-87) or Fire Districts (NJSA 40A:14-78.5)Resolution Date: 9/8/2021Resolution # 2021- 232

Muni Code 2119 Organization Name 2119 Phillipsburg Town - County of Warren

Fiscal Year 2021 ☒ Calendar Year ☐ State Fiscal Year ☐ Transitional year

Revenue Title Donations Amount \$ 14,650.00

Description Elizabethtown Gas Road Improvements - Hudson St

Appropriation Title Donations Amount \$ 14,650.00

Description Elizabethtown Gas Road Improvements - Hudson St

Local Match _____ Amount _____

Municipalities and Counties only	<u>Chapter 85 - Title and Text</u>
Appropriation (From) Title _____	Amount _____
Appropriation (To) Title _____	Amount _____

By electronic transmittal of this form the County Clerk of the Board/Municipal Clerk/Fire District Executive Director certify that this resolution, reference above and included as an attachment with this form, is a true resolution and was properly adopted by the respective governing body

By electronic transmittal of this form the County/Municipality CFO or the Fire District Accountant certifies that this revenue has been realized and/or is in receipt of written notification from the funding source cited in the resolution and included as an attachment with this form and that the revenue/appropriation identified above meets all statutory requirements and that the Annual Operating Budget has been amended to include this item of revenue/appropriation.

☒ By checking this box, I am swearing that the above statement is true. (The Email function will not work until you acknowledge the above statement as true)

Victoria L. Kleiner

County Clerk of the Board, Municipal Clerk, or Fire District Director

Municipal Clerk / Registrar

Title of Certifying Officer

vkleiner@phillipsburgnj.org

Email Address

(908) 454-5500 x309

Telephone Number

Robert J. Merlo

County/Municipal CFO or Fire District Accountant

Chief Financial Officer

Title of Certifying Officer

bmerlo@phillipsburgnj.org

Email Address

(908) 454-5500 x311

Telephone Number

Approval is hereby given to the cited resolution adopted by the governing body pursuant to N.J.S.A. 40A: 4-87

For Director, Division of Local Government Services by:

New

Approved Date: _____

Duly Appointed Designee _____

SJI Utilities, Inc.
1 South Jersey Plaza
Route 54
Folsom, NJ 08037



62-22/311

Date: 06/17/2021
Check #: 20006

Pay Exactly **Fourteen Thousand Six Hundred Fifty and 00/100 -US Dollars **

Amount

\$***14,650.00

TO THE TOWN OF PHILLIPSBURG
ORDER 675 CORLISS AVE
OF PHILLIPSBURG NJ 08865

WELLS FARGO BANK, N.A.

Authorized Signer

⑈0000020006⑈ ⑆031100225⑆8017543680⑈

R2021-233

**RESOLUTION REQUESTING APPROVAL OF ITEMS OF REVENUE AND
APPROPRIATION NJS 40A:4-87**

WHEREAS, NJS 40A:4-87 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 was not determined at the time of the adoption of the budget; and

WHEREAS, the Director may also approve the insertion of an item of appropriation for equal amount.

NOW, THEREFORE, BE IT RESOLVED, that the Town Council of the Town of Phillipsburg in the County of Warren, New Jersey, 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 \$40,500.00, which is now available from SJI Utilities, Inc. for an award in the amount of \$40,500.00.

BE IT FURTHER RESOLVED, that the like sum of \$40,500.00 is hereby appropriated under the caption Elizabethtown Gas Road Improvements- Warren St; and

BE IT FURTHER RESOLVED that the above is the result of funds from SJI Utilities, Inc. in the amount of \$40,500.00.

CERTIFICATION

I, Lorraine Loudenberg, Deputy Clerk of the Town of Phillipsburg, County of Warren and State of New Jersey do hereby certify the foregoing to be true and correct copy of a Resolution adopted by Council at a meeting held on September 28, 2021.

Lorraine Loudenberg, Deputy Clerk

2119 Phillipsburg Town - County of Warren

Select your local Government unit by
pressing the triangle**Budget Amendment Certification Form, Appropriations Offset by Revenue**

Counties/Municipalities (NJSA 40A:4-87) or Fire Districts (NJSA 40A:14-78.5)

Resolution Date: 9/8/2021Resolution # 2021- 233Muni Code 2119 Organization Name 2119 Phillipsburg Town - County of WarrenFiscal Year 2021 ☒ Calendar Year ☐ State Fiscal Year ☐ Transitional yearRevenue Title Donations Amount \$ 40,500.00Description Elizabethtown Gas Road Improvements - Warren StAppropriation Title Donations Amount \$ 40,500.00Description Elizabethtown Gas Road Improvements - Warren St

Local Match _____ Amount _____

Municipalities and Counties only Chapter 85 - Title and Text

Appropriation (From) Title _____ Amount _____

Appropriation (To) Title _____ Amount _____

By electronic transmittal of this form the County Clerk of the Board/Municipal Clerk/Fire District Executive Director certify that this resolution, reference above and included as an attachment with this form, is a true resolution and was properly adopted by the respective governing body

By electronic transmittal of this form the County/Municipality CFO or the Fire District Accountant certifies that this revenue has been realized and/or is in receipt of written notification from the funding source cited in the resolution and included as an attachment with this form and that the revenue/appropriation identified above meets all statutory requirements and that the Annual Operating Budget has been amended to include this item of revenue/appropriation.

☒ By checking this box, I am swearing that the above statement is true. (The Email function will not work until you acknowledge the above statement as true)

Victoria L. Kleiner

County Clerk of the Board, Municipal Clerk, or Fire District Director

Municipal Clerk / Registrar

Title of Certifying Officer

vkleiner@phillipsburgnj.org

Email Address

(908) 454-5500 x309

Telephone Number

Robert J. Merlo

County/Municipal CFO or Fire District Accountant

Chief Financial Officer

Title of Certifying Officer

bmerlo@phillipsburgnj.org

Email Address

(908) 454-5500 x311

Telephone Number

Approval is hereby given to the cited resolution adopted by the governing body pursuant to N.J.S.A.40A: 4-87

For Director, Division of Local Government Services by:

New

Approved Date: _____

Duly Appointed Designee _____

SJI Utilities, Inc.
1 South Jersey Plaza
Route 54
Folsom, NJ 08037



62-22/311

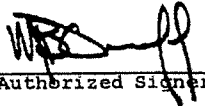
Date: 05/06/2021
Check #: 19297

Pay Exactly **Forty Thousand Five Hundred and 00/100 -US Dollars **

Amount**\$\$\$40,500.00**

TO THE TOWN OF PHILLIPSBURG
ORDER 675 CORLISS AVE
OF PHILLIPSBURG NJ 08865

WELLS FARGO BANK, N.A.


Authorized Signer

Restoration Escrow: Warren St. - A/E: 600516

⑈0000019297⑈ ⑆031100225⑆8017543680⑈

R2021-234

**RESOLUTION REQUESTING APPROVAL OF ITEMS OF REVENUE AND
APPROPRIATION NJS 40A:4-87**

WHEREAS, NJS 40A:4-87 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 was not determined at the time of the adoption of the budget; and

WHEREAS, the Director may also approve the insertion of an item of appropriation for equal amount.

NOW, THEREFORE, BE IT RESOLVED, that the Town Council of the Town of Phillipsburg in the County of Warren, New Jersey, 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 \$50,000.00, which is now available from SJI Utilities, Inc. for an award in the amount of \$50,000.00.

BE IT FURTHER RESOLVED, that the like sum of \$50,000.00 is hereby appropriated under the caption Elizabethtown Gas Road Improvements- S. Main & Jefferson St; and

BE IT FURTHER RESOLVED that the above is the result of funds from SJI Utilities, Inc. in the amount of \$50,000.00.

CERTIFICATION

I, Lorraine Loudenberg, Deputy Clerk of the Town of Phillipsburg, County of Warren and State of New Jersey do hereby certify the foregoing to be true and correct copy of a Resolution adopted by Council at a meeting held on September 28, 2021.

Lorraine Loudenberg, Deputy Clerk

2119 Phillipsburg Town - County of Warren

Select your local Government unit by
pressing the triangle**Budget Amendment Certification Form, Appropriations Offset by Revenue**
Counties/Municipalities (NJSA 40A:4-87) or Fire Districts (NJSA 40A:14-78.5)Resolution Date: 9/8/2021Resolution # 2021- 234Muni Code 2119 Organization Name 2119 Phillipsburg Town - County of WarrenFiscal Year 2021 ☒ Calendar Year ☐ State Fiscal Year ☐ Transitional yearRevenue Title Donations Amount \$ 50,000.00Description Elizabethtown Gas Road Improvements - S Main & Jefferson StAppropriation Title Donations Amount \$ 50,000.00Description Elizabethtown Gas Road Improvements - S Main & Jefferson St

Local Match _____ Amount _____

Municipalities and Counties only Chapter 85 - Title and Text

Appropriation (From) Title _____ Amount _____

Appropriation (To) Title _____ Amount _____

By electronic transmittal of this form the County Clerk of the Board/Municipal Clerk/Fire District Executive Director certify that this resolution, reference above and included as an attachment with this form, is a true resolution and was properly adopted by the respective governing body

By electronic transmittal of this form the County/Municipality CFO or the Fire District Accountant certifies that this revenue has been realized and/or is in receipt of written notification from the funding source cited in the resolution and included as an attachment with this form and that the revenue/appropriation identified above meets all statutory requirements and that the Annual Operating Budget has been amended to include this item of revenue/appropriation.

☒ By checking this box, I am swearing that the above statement is true. (The Email function will not work until you acknowledge the above statement as true)

Victoria L. Kleiner

County Clerk of the Board, Municipal Clerk, or Fire District Director

Municipal Clerk / Registrar

Title of Certifying Officer

vkleiner@phillipsburgnj.org

Email Address

(908) 454-5500 x309

Telephone Number

Robert J. Merlo

County/Municipal CFO or Fire District Accountant

Chief Financial Officer

Title of Certifying Officer

bmerlo@phillipsburgnj.org

Email Address

(908) 454-5500 x311

Telephone Number

Approval is hereby given to the cited resolution adopted by the governing body pursuant to N.J.S.A.40A: 4-87

For Director, Division of Local Government Services by:

New

Approved Date:

Duly Appointed Designee

SJI Utilities, Inc.
1 South Jersey Plaza
Route 54
Folsom, NJ 08037



Page 1 of 1

Date: 08/12/2021
Check #: 21167
Payment Amount: 50,000.00
Vendor #: S-002534



000015 R3K4TDA
TOWN OF PHILLIPSBURG
675 CORLISS AVE
PHILLIPSBURG NJ 08865

If you have any questions about this payment, please email us at accountspayable@sjindustries.com

Remittance Advice

Invoice Date	Invoice #	Description	Invoice Gross Amt	Discount Amount	Invoice Net Amt
08/10/2021 WO: 4536046	S Main St - AFE: 500376 (inspe		50,000.00	0.00	50,000.00

PLEASE DETACH BEFORE DEPOSITING CHECK

THIS CHECK CONTAINS MULTIPLE FRAUD DETERRENT SECURITY FEATURES

SJI Utilities, Inc.
1 South Jersey Plaza
Route 54
Folsom, NJ 08037



62-22/311

Date: 08/12/2021
Check #: 21167

Pay Exactly **Fifty Thousand and 00/100 -US Dollars **

Amount
\$***50,000.00

TO THE ORDER OF TOWN OF PHILLIPSBURG
675 CORLISS AVE
PHILLIPSBURG NJ 08865

WELLS FARGO BANK, N.A.

Authorized Signer

Initial Restoration Escrow. S Main & Jefferson - AFE# 500376

⑈0000021167⑈ ⑆031100225⑆8017543680⑈

R2021-235

**RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF PHILLIPSBURG,
COUNTY OF WARREN, STATE OF NEW JERSEY, APPROVING A MEMORANDUM
OF UNDERSTANDING WITH THE COUNTY OF WARREN FOR COMMUNICATION
UPGRADES AT THE ARMORY**

WHEREAS, the Town of Phillipsburg and the County of Warren have negotiated an agreement covering the placement of additional equipment on the Communication Towers and in the Radio Room at the Armory as evidenced in the Memorandum of Understanding (“MOU”) attached hereto; and

WHEREAS, the Town Council desires to ratify the MOU.

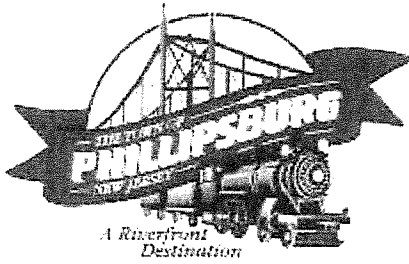
NOW, THEREFORE, BE IT RESOLVED by Town Council of Phillipsburg, County of Warren, State of New Jersey, that the terms of the MOU in the form attached hereto are hereby approved.

BE IT FURTHER RESOLVED, that the Town Attorney is hereby authorized and directed to incorporate the terms of the MOU into an agreement.

CERTIFICATION

I, Lorraine Loudenberg, Deputy Clerk for the Town of Phillipsburg, do hereby certify that the foregoing is a true copy of a resolution duly adopted by the Town Council at their September 28, 2021 meeting.

Lorraine Loudenberg
Deputy Clerk



OFFICE OF THE FIRE CHIEF

120 Filmore Street

Phillipsburg, NJ 08865

Phone: 908-454-5502, ext. 347


Fax: 908-454-6140

Town Website: www.phillipsburgnj.org

Email: rhay@phillipsburgnj.org

DATE: September 16, 2021

TO: Todd M. Tersigni, Mayor
Council Vice President Robert Fulper and Members of Town Council

FROM: Richard A. Hay, Fire Chief / EMC 

RE: UPDATE OF MOU WITH WARREN COUNTY—COMMUNICATIONS

Attached, please find a copy of an updated MOU with Warren County, regarding placement of additional equipment on our Communications Tower and in the Radio Room at the Armory. Town Council approved the original version of the MOU in August 2020.

In addition, Warren County desires to use the Emergency Management Room as a temporary dispatch area for Phillipsburg, should the need arise. All of these items are designed to eliminate the technical issues that plague our emergency radio communications on Warren County's side of the system and provide a back up when Warren County's Dispatch Center goes down.

The additional equipment will eliminate radio transmission links to the county via phone lines and link radios. This equipment has become increasingly problematic and unreliable. It will be replaced with a microwave and fiberoptic link, which will eliminate all the older equipment. It will also now transfer our Fire and EMS Paging Alert System from the cell tower at the Firth Youth Center to the Armory Tower. This move will provide better coverage for the system as it will improve signal strength and reach of messages, something that has been an issue since we transferred dispatch operations to Warren County. The Armory also has a back up generator, a feature the FYC site lacks.

The use of the Emergency Management Room as a temporary dispatch area, would only be required if the Warren County Communications Center goes off line due to an emergency. Unfortunately, this is something that has happened several times the past few years. This will be a "plug and play" operation that will use portable equipment that will be stored at the Armory.

Updated MOU with Warren County, page 2

It will enable the county to continue dispatch operations for Phillipsburg, if the county system goes down. This is vital for the safety of our residents, as there have been several past issues with the loss of the county system.

All of these upgrades and enhancements, designed to improve our emergency services communications, along with first responder and residents safety, will all be accomplished at no cost to the Town.

I am respectfully requesting that Town Council approve this amended MOU, at the next scheduled regular meeting. Should anyone have questions, or wish to discuss this further, please feel free to contact me at any time!

Thank you!

cc: Richard Wenner, ESQ., Town Attorney
Victoria Kleiner, Town Clerk
Lorraine Loundenberry, Deputy Town Clerk
Robert Bengivenga, Business Administrator
Chief Robert Stettner

Lorraine Loudenberg

From: Jill Gray <jgray@lsaclaw.com>
Sent: Wednesday, September 22, 2021 1:58 PM
To: Lorraine Loudenberg
Cc: Richard Wenner
Subject: FW: MOU - requiring Resolution/Agreement - 09.28.2021
Attachments: doc01201920210916110059.pdf; Phillipsburg-General (00732246xA8C53).DOC

Hi Lori,
Please see attached.

Thanks!

Jill Gray
PARALEGAL

LAVERY, SELVAGGI, ABROMITIS & COHEN, P.C.

1001 Route 517
Hackettstown, NJ 07840
(908) 852-2600
Fax: (908) 852-8225

Please visit us at: www.lsaclaw.com

**** CONFIDENTIALITY NOTICE ****

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-----Original Message-----

From: Lorraine Loudenberg <lloudenberg@phillipsburgnj.org>
Sent: Thursday, September 16, 2021 2:42 PM
To: Richard Wenner <rwenner@lsaclaw.com>
Cc: Victoria Kleiner <vkleiner@phillipsburgnj.org>; Lorraine Loudenberg <lloudenberg@phillipsburgnj.org>; Jill Gray <jgray@lsaclaw.com>
Subject: MOU - requiring Resolution/Agreement - 09.28.2021

Good Afternoon Rich,

Hope all is going well. Is it possible for this to make the 09.28.2021 TC Meeting? Let me know,

Lori L.

-----Original Message-----

From: Richard Hay <rhay@phillipsburgnj.org>
Sent: Thursday, September 16, 2021 12:11 PM

To: Todd Tersigni <ttersigni@phillipsburgnj.org>; Kelly Lefler <KLefler@phillipsburgnj.org>; Victoria Kleiner <vkleiner@phillipsburgnj.org>; Lorraine Loudenberg <lloudenberg@phillipsburgnj.org>; Business Administrator <busadmin@phillipsburgnj.org>; rwenner@lsaclaw.com; Robert Stettner Work <rstettner@pburg.org>
Subject: FW:

All:

Attached, please find updated MOU with Warren County regarding communications upgrades at the Armory. I have also provided an explanation of the scope of the work, which necessitates the revised MOU. The updated MOU will need to be approved by Town Council.

The original MOU was approved in August 2020. I respectfully recommend that the revised MOU be approved. Should anyone have questions, please contact me at any time!

Thank you,

Richard Hay
Fire Chief / EMC
Town of Phillipsburg

-----Original Message-----

From: copier@phillipsburgnj.org <copier@phillipsburgnj.org>
Sent: Thursday, September 16, 2021 12:01 PM
To: Richard Hay <rhay@phillipsburgnj.org>
Subject:

ECOSYS M6535cidn
[00:17:c8:59:f4:35]

**MEMORANDUM OF UNDERSTANDING
COUNTY OF WARREN AND TOWN OF PHILLIPSBURG
PROPERTY LOCATION:**

THIS AGREEMENT is made this ____ day of _____, 2021, between the County of Warren, with offices located at the Wayne Dumont, Jr. Administration Building, 165 County Route 519 South, Belvidere, New Jersey 07823-1949 (hereinafter "the County") and the Town of Phillipsburg, with offices located at 120 Filmore Street, Phillipsburg, New Jersey 08865 (hereinafter "Phillipsburg") (the County and Phillipsburg shall be referred to collectively as the "Parties").

WHEREAS, Phillipsburg owns a telecommunications tower on property located and owned by the Town of Phillipsburg, such property having an address of 441 Heckman Street, Phillipsburg, New Jersey 08865 and identified on the official tax map as Block 1105, Lot 2 (formerly Block 308, Lot 45) ("Armory"); and

WHEREAS, the County of Warren desires to locate certain antennas on the aforesaid tower and Phillipsburg and the County have agreed to allow the use of the tower for such purpose by the County; and

WHEREAS, the County of Warren also desires to establish a backup dispatch location within the Armory where the County could continue to operate 24/7 should a problem occur at our main site rendering that building uninhabitable and Phillipsburg and the County have agreed to allow the use of a room within the Armory for such purpose by the County;

NOW, THEREFORE, inconsideration of the covenants and agreements hereinafter set forth, it is mutually agreed by and between the Parties as follows:

1. Phillipsburg shall make available to the County vertical space on the telecommunications tower in order that the County can mount two (2) omnidirectional VHF antennas and one (1) microwave dish. The installation shall include R65 grounding from the antennas to the on-site equipment shelter.
2. Phillipsburg shall make available to the County sufficient space within the "Armory Radio Room" space for up to two (2) open frame 19" (nineteen inch) wide/two (2) post equipment racks.
3. Phillipsburg shall allow console connectivity directly to Phillipsburg's radio voters for both receiving and transmitting capabilities.
4. Phillipsburg shall allow the County to install and upgrade new electrical circuits as needed for the equipment described herein, as well as connect to existing electrical circuits if needed.
5. Any and all equipment, communications facilities or other property placed on the Tower, the site or the Armory by the County shall at all times remain the property of the County

and shall not be subject to any lien, encumbrance or transfer of ownership or control, except as otherwise expressly authorized in writing by the County.

6. Phillipsburg shall allow the County access to a mutually agreed upon room within the Armory located in the Phillipsburg OEM office to establish a backup dispatch operation. Phillipsburg shall allow the County to install and upgrade new electrical circuits as needed for the equipment necessary to establish said backup dispatch center, as well as connect to existing electrical circuits if needed.
7. *In the event the County needs additional space within the Armory or temporary use of the entire Armory, including, but not limited to, in circumstances where the interests of public safety may be furthered by the use of the Armory as a primary or secondary location for dispatch and/or other public safety related operations, the County may request permission from Phillipsburg to utilize additional space, which may authorize the use of such additional space by the County for such time and on such conditions as Phillipsburg may deem appropriate. During the term of any occupancy of the Armory by the County pursuant to this Agreement, Phillipsburg agrees to permit the County to use any and all equipment located in the Armory in furtherance of the performance of any dispatch operations and other related duties, functions and operations of the County government and the Department of Public Safety, unless otherwise notified in writing as to the specific equipment excluded. The County shall also be permitted to bring into the Armory and/or install any equipment reasonably necessary to the performance of its functions for the duration of any such occupancy, provided that the same shall be removed by, and at the cost of, the County within a reasonable time following the termination of occupancy and except that this shall not be construed to apply to any equipment or other items affixed to any structure, not reasonably movable or intended to remain at the Armory on a permanent or semipermanent basis pursuant to this Agreement.*
8. *The County agrees to take good and reasonable care of the facility at all times and surrender the same following any period of occupancy in such condition as reasonable use and wear permits. Phillipsburg acknowledges that, in addition to County personnel, other State, local and municipal agencies and non-governmental organizations working in cooperation with the County in furtherance of its duties related to public safety may also be using the Armory and working with the County to coordinate the response to any emergency situation.*
9. The County shall be responsible for obtaining any required approvals from any State or Federal Authorities that may be required.
10. Phillipsburg shall allow the County access to the tower and the Armory periodically for the purpose of inspecting, maintaining, replacing and/or upgrading the County's

equipment, including the antennas. The County shall provide advance notice to Phillipsburg of such visits. Such notice may be provided verbally or telephonically.

11. In the event that the County requires immediate access to the tower or the Armory for emergency purposes, prior notice shall not be required, but the County shall provide notice as soon as practicable.
12. Phillipsburg shall provide to the County such keys, lock combinations, access codes or other physical or informational means necessary to obtain access to the site.
13. The County shall provide to Phillipsburg a Certificate of Insurance naming Phillipsburg as an additional insured for liability, prior to commencing any work at the site.
14. The County shall, at its own expense, be solely responsible for any and all liability and defend itself against any and any and all claims, suits, actions, demands, losses, expenses, damages or costs, of any kind or nature whatsoever arising out of the acts or omissions of the County and its elected officials, officers, employees, legal advisors, insurers and representatives, related to this Agreement. The County hereby releases and holds harmless Phillipsburg from any and all claims, suits, actions, demands, losses, expenses, damages or costs, of any kind or nature whatsoever arising out of any act or omission of the County and its elected officials, officers, employees, legal advisors, insurers and representatives, related to this Agreement.
15. Phillipsburg shall, at its own expense, be solely responsible for any and all liability and defend itself against any and any and all claims, suits, actions, demands, losses, expenses, damages or costs, of any kind or nature whatsoever arising out of the acts or omissions of Phillipsburg and its elected officials, officers, employees, legal advisors, insurers and representatives, related to this Agreement. Phillipsburg hereby releases and holds harmless the County from any and all claims, suits, actions, demands, losses, expenses, damages or costs, of any kind or nature whatsoever arising out of any act or omission of Phillipsburg and its elected officials, officers, employees, legal advisors, insurers and representatives, related to this Agreement.
16. Either party may record this Agreement with the office of the Warren County Clerk. The recording party shall be responsible for the recording fees.
17. The County shall be responsible for its own costs with respect to the installation of antennas and any other equipment at the site.
18. In view of the fact that the Parties to this Agreements are both governmental entities, there shall be no rental charges or other fees imposed by Phillipsburg upon the County. In the event that Phillipsburg shall desire to sell the tower or the lot upon which the tower

is located, or the Armory, it shall notify any such purchaser of this Agreement, prior to closing.

19. Should the tower or the lot upon which the tower is located be sold, a condition of sale will be that the County will maintain its equipment positions on the tower at no cost to the County.
20. This Agreement and the rights and obligations set forth herein shall continue in perpetuity as long as the tower and site are in operation as a telecommunications facility and as long as the Phillipsburg OEM is located at the Armory.
21. This Agreement may be terminated upon the mutual consent of Phillipsburg and the County.
22. This Agreement is binding upon the parties' successors and assigns, including but not limited to any party that may acquire through purchase or other means the tower or the property upon which the tower is located.

IN WITNESS WHEREOF, this Agreement is executed below by the authorized representatives of the Parties hereto.

ATTEST:

COUNTY OF WARREN

Alex J. Lazorisak
County Administrator/Clerk of the Board

By: _____
James R. Kern, III., Director
Board of County Commissioners
of the County of Warren

ATTEST:

TOWN OF PHILLIPSBURG

By: _____

ACKNOWLEDGMENT BY THE COUNTY OF WARREN

STATE OF NEW JERSEY, COUNTY OF WARREN, SS.:

I CERTIFY that on _____, 2021, James R. Kern, III., personally came before me and acknowledged under oath, to my satisfaction, that this person:

- (a) this person is the Director of the Board of County Commissioners of the County of Warren;
- (b) this person signed, sealed and delivered this Instrument as his or her act and deed; and
- (c) this Instrument was signed and delivered by the County of Warren as its voluntary act duly authorized by a proper resolution;

Notary Public/Attorney at Law of New Jersey

ACKNOWLEDGMENT BY THE TOWN OF PHILLIPSBURG

STATE OF NEW JERSEY, COUNTY OF WARREN, SS.:

I CERTIFY that on _____, 2021, _____ personally came before me and acknowledged under oath, to my satisfaction, that this person:

- (a) this person is the _____ of the Town of Phillipsburg;
- (b) this person signed, sealed and delivered this Instrument as his or her act and deed; and
- (c) this Instrument was signed and delivered by the Town of Phillipsburg as its voluntary act duly authorized by a proper resolution;

Notary Public/Attorney at Law of New Jersey

R: 2021-236

**RESOLUTION TOWN OF PHILLIPSBURG, COUNTY OF WARREN,
STATE OF NEW JERSEY AUTHORIZING A CHANGE ORDER IN THE
AMOUNT OF \$2,563.80 TO BEN SHAFFER RECREATION**

WHEREAS, the Town of Phillipsburg is a member of the Morris County Cooperative Pricing Council; and

WHEREAS, the Town of Phillipsburg contracted with Ben Shaffer Recreation, who is an authorized and approved vendor of the CO-OP, for the purchase of mulch for use in the Town's playground areas for an amount not to exceed \$8,000; and

WHEREAS, a change order has been submitted for approval for an additional amount of \$2,563.80; and

WHEREAS, the Town Council desires to authorize and approve the change order;

WHEREAS, sufficient funds are available as evidenced by the attached certification of funds.

NOW, THEREFORE, BE IT RESOLVED by Town Council of Phillipsburg, County of Warren, State of New Jersey that a change order in the amount of \$2,563.80 is hereby approved and funds directed to be paid to Ben Shaffer Recreation.

CERTIFICATION

I, Lorraine Loudenberg, Deputy Clerk of the Town of Phillipsburg, County of Warren and State of New Jersey do hereby certify the foregoing to be true and correct copy of a Resolution adopted by Council at a meeting held on September 28, 2021.

Lorraine Loudenberg, Deputy Clerk

RESOLUTION AUTHORIZING AWARD OF A CONTRACT FOR PROFESSIONAL SERVICES WITH REMINGTON & VERNICK ENGINEERS FOR ENGINEERING SERVICES FOR VARIOUS PARK IMPROVEMENT PROJECT

WHEREAS, the Town of Phillipsburg has a need to acquire professional services relative to engineering services required for the design and construction/administration phases; and

WHEREAS, pursuant to N.J.S.A. 40A:11-5(1)(a)(i), a contract for such services may be awarded without competitive bidding by reason that such services constitute "professional services" which are services rendered or performed by a person authorized by law to practice a recognized profession, whose practice is regulated by law and the performance of which services requires knowledge of an advanced type in a field of learning acquired by a prolonged formal course of specialized instruction and study as distinguished from general academic instruction or apprenticeship; and

WHEREAS, Remington & Vernick Engineers, submitted a proposal dated August 6, 2021, to provide services relative to the Project; and

WHEREAS, the value of these services shall not exceed \$51,150.00; and

WHEREAS, Remington & Vernick Engineers shall provide the following:

- (1.) Field Survey & Base Plan Preparation;
- (2.) Preliminary Engineering & Design;
- (3.) Final Design & Advertisement/Bidding Support; and

WHEREAS, the Town Council finds it to be in the best interest of the Town of Phillipsburg to authorize said work, which work is not subject to public bidding.

WHEREAS, funding for is available by appropriation in the budget of the Town, as evidenced by the attached certification of funds.

NOW, THEREFORE, BE IT RESOLVED by the Town Council of the Town of Phillipsburg, County of Warren, State of New Jersey, that the Mayor and Deputy Clerk are authorized to enter into a Contract with Remington & Vernick Engineers, NOT TO EXCEED \$51,150.00, as described therein, subject to the certification of funds.

BE IT FURTHER RESOLVED that the Deputy Clerk is hereby authorized and directed to cause a notice to be published in the manner provided by law setting forth the nature, duration, service and amount of the Contract and that the resolution and Contract are on file in the Office of the Clerk and are available for public inspection.

CERTIFICATION

I, Lorraine Loudenberg, Deputy Clerk of the Town of Phillipsburg, County of Warren and State of New Jersey do hereby certify the foregoing to be true and correct copy of a Resolution adopted by Council at a meeting held on September 28, 2021.

Lorraine Loudenberg, Deputy Clerk



REMINGTON
& VERNICK
ENGINEERS

The Presidential Center, Lincoln Building
Suite 600, 101 Route 130
Cinnaminson, NJ 08077
O: (856) 303-1245
F: (856) 303-1249

August 6, 2021

Victoria Kleiner
Town of Phillipsburg
120 Filmore Street
Phillipsburg, NJ 08865

**Re: Town of Phillipsburg
Scope of Services & Cost Proposal for Various Park Improvement Project**

Dear Mrs. Kleiner:

REMINGTON & VERNICK ENGINEERS is pleased to provide the following scope of services and associated cost proposal for the field surveying / base plan preparation, engineering & design, bid documents / specifications, contract administration, and construction observation services for the proposed improvements:

- Base Bid #1: Walters Park
 - Resurface three (3) tennis courts
 - New fencing surrounding tennis courts
 - New fencing around adjacent basketball court
 - ADA access sidewalk from roadway to court entrance
- Base Bid #2: Primary School Fields
 - Repave basketball court and provide new 12' high fence
 - Stabilize embankment from school to football field
 - Provide stairs from school down the stabilized embankment for field access
- Base Bid #3: Philipsburg Primary School Tennis Court
 - Renovate two of the existing tennis court and convert the small court into a shaded seating area.

To enable the Municipality to have flexibility in construction of the improvements to the various locations, our office has included the design for one solar light at Walters Park as well as running power from the club house to one of the existing light poles at the Phillipsburg Primary School tennis court in our proposal. The construction of the various improvements will be the "Base Bid" as outlined above, and the lighting will be bid / advertised as "Alternate Bid No.1" and "Alternate Bid No.2".

Our office proposes the following four (4) phase approach for the professional services required for the proposed improvements.

PHASE I: FIELD SURVEY & BASE PLAN PREPARATION

Field Survey & Base Plan Preparation

Remington & Vernick Engineers will perform topographic surveying & prepare initial base plans. Our survey staff will perform all necessary field and topographic surveying tasks to accurately locate and identify all existing features on the portions of the property that are to be improved.

When necessary, all field survey information will be obtained by collecting existing data utilizing an electronic total station instrument. Topographic survey information will be obtained at fifty-foot (50') intervals to adequately locate, describe, and obtain the vertical and horizontal characteristics for design purposes.

This information may include, but not necessarily be limited to:

- Existing top of curb, edge of pavement / gutter, and sidewalk as needed.
- Storm inlet grates, manhole rims, vent/valve boxes. Inverts and as-built information will be obtained for any storm sewer systems that are visible.
- Above-ground utilities.
- Location of all existing trees and shrubs within the right-of-ways, as needed.
- A survey baseline (if required), horizontal and vertical control information will be established in the field and included on the plans.

Base maps with plan and profile views will be prepared in 2019 Civil 3D Auto-Cad, format at an appropriate scale.

Utility Organization / Agency Coordination

Remington & Vernick Engineers will submit the base plan to local utilities to confirm the approximate location and type of all above and below ground utilities within the project limits. Additionally, the respective utilities will be notified of the Town's intent to improve the facility, and that they should check their proposed capital improvements or maintenance operation schedule to avoid potential disturbance of the site after the project is constructed. These utility organizations include:

- Gas Utilities
- Electric Utilities
- Sewer / Municipal Utilities Authorities
- Water Utilities
- Telephone Utilities
- Cable Utilities

Remington & Vernick Engineers will coordinate with Federal, State, County, or Local Agencies that may need to be notified of the proposed improvements in which coordination / notification will be required.

PHASE II: PRELIMINARY ENGINEERING & DESIGN

This phase of the project will consist of the preparation and development of the proposed improvements, plans, specifications, bid documents, and engineer's estimate of cost to a point that will be approximately ninety percent (90%) complete.

Engineering & Design Standards

All designs shall be in conformance with current Federal, State, County, and Local Agency standards.

Bid Documents & Specifications

Remington & Vernick Engineers will provide all documents necessary for bidding in accordance with the standards of the Town of Phillipsburg.

Specifications in the appropriate format will be used.

A detailed Engineer's Estimate of cost for the project will be prepared and provided.

Plans Format / Layout

In general, the plans for the project will consist of the following pages:

- Title Page with Project Location Map.
- Standard Legend, General Notes & Distribution of Quantities.
- Site Plan(s)
- Lighting & Electrical Plan(s)
- Utility Plan(s)
- Grading & Drainage Plan(s)
- Soil Erosion & Sediment Control Plan(s) & Details
- Construction Detail(s)

Permitting

Our office anticipates a County Soil Conservation District Certification will be required since disturbance will be over five thousand square feet (5,000 SF). Remington & Vernick Engineers will perform all reasonable work and coordination services required to obtain the soil conservation district certification.

The Town of Phillipsburg will be responsible for the payment of the permit fees required by the agency.

Project Coordination

Remington & Vernick Engineers anticipates at least two (2) meetings in some instances for the purposes of project coordination, obtaining input, design and improvement comments or preparing presentations to the following municipal officials and departments:

- Mayor and /or Administrative Representatives
- Recreation Board
- Department of Public Works

Remington & Vernick Engineers will forward our plans, specifications, and bid documents to the Town for review and approval.

Additionally, Remington & Vernick Engineers will submit second utility notification and accompanying plans of the improvements to the utility organizations. This will give the utility organizations a second opportunity to check their proposed capital improvement plans or maintenance operation schedule to avoid disturbance of the proposed improvements after construction.

Upon receipt of all comments from the Town and / or review agencies, Remington & Vernick Engineers will make minor revisions to the plans, specifications, and bid documents as reasonably necessary and/or required.

PHASE III: FINAL DESIGN & ADVERTISEMENT / BIDDING SUPPORT

This phase consists of the incorporation of all minor comments and recommendations received from the “Preliminary Engineering & Design Phase”.

Additionally, the following tasks will be performed:

- Provide fifteen (15) sets of contract documents for bidding purposes.
- Provide one (1) copy of contract documents on CD-ROM.
- Perform all work necessary to coordinate advertisement and bid receipt date with the Town.
- Answer and respond to all perspective bidder question during the advertisement period.
- Prepare written clarification and / or issue formal addendums, as necessary.
- Attendance at bid opening, review bid submissions, prepare bid tabulation, and prepare a recommendation of award.

PHASE IV: CONTRACT ADMINISTRATION & CONSTRUCTION OBSERVATION

This phase consists of the professional services and tasks required after the project is formally awarded by the Town for the construction phase of the project. Work efforts during this phase shall include, but are not necessarily limited to, the following major work items/tasks:

- Prepare and coordinate the execution and distribution of the construction contract documents to the successful bidder, and the Town.
- Coordinate and conduct the pre-construction meeting and prepare and distribute meeting minutes.
- Issue the "Notice to Proceed", review construction schedule and review all required shop drawings and submittals.
- Perform field observation / inspection services on a part-time basis. Remington & Vernick Engineers will provide qualified construction observer(s) during normal working hours for all critical aspects of construction.
- Review, prepare and submit payment recommendations for the contractor to the Town.
- Perform project coordination and "close out" work efforts.

SPECIFIC EXCLUSIONS

The following work items are specifically excluded, and it is our opinion that they will not be required:

- Preparation of applications for review / regulatory agencies not specifically indicated.
- Application fees for review and/or permits from regulatory agencies as these will be paid directly by the Municipality.
- Right-of-way acquisition & construction easement documents.
- Outbound survey(s).
- Setting of property corners.
- Contract administration & construction observation services required that exceed the estimated construction contract time of sixty (60) calendar days.

If unforeseen and/or unanticipated work items arise, our office can provide a separate scope of services and cost proposal for consideration and approval by the Town.

COST OF SERVICES

Our fee shall not exceed the costs indicated, which will be billed on a time & materials basis, specifically detailed as follows:

• Field Surveying & Base Plan Preparation:	\$ 5,720.00
• Design & Bid Documents Preparation:	\$ 19,570.00
• Final Design & Advertisement / Bidding Support:	\$ 2,280.00
• Contract Administration & Construction Observation Services:	<u>\$ 23,580.00</u>
Total Professional Services Cost:	\$ 51,150.00

SCHEDULE

If our proposal is approved on or about September 2021, we anticipate the project can be advertised for bids on or about January 2022, and the improvements completed on or about May 2022.

We are prepared to begin work immediately on this project upon receipt of formal authorization to commence and look forward to working with the Town of Phillipsburg on this important project.

Should you have any questions, please do not hesitate to contact our office.

Sincerely,

REMINGTON & VERNICK ENGINEERS, INC.

A handwritten signature in cursive script that reads "Dennis K. Yoder".

DENNIS K. YODER, PE, PRINCIPAL-DIRECTOR OF ENGINEERING

DKY/vaj

cc. Stephanie Cuthbert, PE, CME
Timothy Staszewski, PE, CME

R2021-238

RESOLUTION OF THE TOWN OF PHILLIPSBURG, COUNTY OF WARREN, STATE OF NEW JERSEY APPROVING THE PURCHASE OF CATCH BASINS FOR VALLEY VIEW AREA FOR THE TOWN OF PHILLIPSBURG DEPARTMENT OF PUBLIC WORKS

WHEREAS, the Town of Phillipsburg has a need to acquire 15 catch basins for installation within the Town of Phillipsburg; and

WHEREAS, the Town of Phillipsburg is a member of the Morris County Cooperative Pricing Council;

WHEREAS, as a member of the Morris County co-op, the Town is able to purchase goods and services without the need for public bidding as said goods and services have already been procured by the co-op through the open bidding process;

WHEREAS, Campbell Foundry Co. is an approved vendor through the Morris County co-op and can provide the necessary catch basins to the Town; and

WHEREAS, the Town desires to award the contract to Campbell Foundry Co. for the 15 catch basins for the Valley View Project within the Town of Phillipsburg;

WHEREAS, said contract will not exceed the amount of \$5,610.00; and

WHEREAS, sufficient funds are available as evidenced by the attached certification of funds.

NOW, THEREFORE, BE IT RESOLVED, by the Town Council, Town of Phillipsburg, County of Warren, State of New Jersey, that a contract with Campbell Foundry Co. not to exceed the amount of \$5,610.00 for 15 catch basins for the Valley View Project is hereby authorized and awarded.

CERTIFICATION

I, Lorraine Loudenberg, Deputy Clerk for the Town of Phillipsburg, do hereby certify that the foregoing is a true copy of a resolution duly adopted by the Town Council at their September 28, 2021 meeting.

Lorraine Loudenberg
Deputy Clerk

Lorraine Loudenberry

From: Business Administrator
Sent: Wednesday, September 15, 2021 2:10 PM
To: Richard Wenner; Jill Gray
Cc: Robert Fulper; Randy Piazza, Jr.; Lorraine Loudenberry
Subject: Catch basin purchase
Attachments: doc03716120210915125504.pdf

Rich and Jill

Attached is an order from DPW to purchase 15 catch basins for valley view area from the Morris County coop. Please draft a reso for Bobby and Randy to review for approval

Rob Bengivenga
Business Administrator
120 Filmore Street
Phone: 908-454-5500
Fax: 908-454-6511
www.phillipsburgnj.org

-----Original Message-----

From: copier@phillipsburgnj.org <copier@phillipsburgnj.org>
Sent: Wednesday, September 15, 2021 1:55 PM
To: Business Administrator <busadmin@phillipsburgnj.org>
Subject:

CS 2552ci
[00:17:c8:4e:7b:ae]



CAMPBELL



FOUNDRY

QUALITY CONSTRUCTION MATERIALS SINCE 1921

MATERIALS

800 Bergen Street
Harrison, NJ
07029

Phone: 973-483-5480
Fax: 973-483-1843
www.Campbellfoundry.com

QUOTATION

Order Number	
1029432	
Order Date	Page
08/24/2021 11:11:03	1 of 1

Quote Expires On: 09/23/2021

Bill To:

Town of Phillipsburg
120 Filmore St.
Phillipsburg, NJ 08865

Ship To:

Town of Phillipsburg
441 Heckman St.
Phillipsburg, NJ 08865

908-454-5500 314

Requested By: Patricia Huxta

Customer ID: 20076

PO Number					Ship Route	Taker		
Morris County Co-OP						ROCCO.TANCREDI		
Quantities					Item ID		Pricing UOM	Unit Price
Ordered	Allocated	Remaining	UOM Unit Size	Disp.	Item Description		Unit Size	Extended Price
15	0	15	EA		34050000		EA	5,610.00
			1.0		NJ TYPE A F & G BIKE DESIGN USA		1.0	

Total Lines: 1

SUB-TOTAL: 5,610.00**TAX:** 0.00**AMOUNT DUE:** 5,610.00

U.S. Dollars

VALLEY VIEW PROJECT 15 BASINS
\$ 5,610.00

R2021-239
RESOLUTION OF THE TOWN OF PHILLIPSBURG, COUNTY OF WARREN, STATE
OF NEW JERSEY AUTHORIZING MEMBERSHIP IN SOURCEWELL FKA
NATIONAL JOINT POWERS ALLIANCE

WHEREAS, in accordance with Public Law 2011 Chapter 139 Local Contracting Units are permitted to utilize National Cooperative Contracts as a method of procurement;

WHEREAS, Sourcewell FKA National Joint Powers Alliance is a nationally recognized purchasing cooperative; and

WHEREAS, in order to enroll in and derive the benefits of membership with Sourcewell the Town first must authorize membership with Sourcewell; and

WHEREAS, Sourcewell has provided a membership agreement in the form attached hereto; and

WHEREAS, the Town Council desires to authorize and direct the Mayor to execute same on behalf of the Town.

NOW, THEREFORE, BE IT RESOLVED, by the Town Council, Town of Phillipsburg, County of Warren, State of New Jersey, that the membership with Sourcewell is hereby authorized and that the Mayor is hereby directed to execute any and all documents necessary to achieve this intention.

CERTIFICATION

I, Lorraine Loudenberg, Deputy Clerk for the Town of Phillipsburg, do hereby certify that the foregoing is a true copy of a resolution duly adopted by the Town Council at their September 28, 2021 meeting.

Lorraine Loudenberg
Deputy Clerk

SOURCEWELL AGREEMENT

This Agreement, made effective on the date hereof, by and between Sourcewell (formerly known as National Joint Powers Alliance) and Town of Phillipsburg (hereinafter referred to as the "Member").

Agreement

1. Sourcewell, a public entity whose creation was authorized by Minn. Stat. § 123A.21, has followed procurement procedures for products and services offered by this Agreement in accordance with Minn. Stat. § 471.345. Sourcewell is permitted to engage in cooperative purchasing pursuant to Minn. Stat. § 123A.21 Subd. 7(23).
2. It is the sole responsibility of each Member to follow state and local procurement statutes and rules as it pertains to cooperative purchasing or joint power Agreements with in-state or out-of-state public agencies.
3. Sourcewell makes cooperative purchasing contracts available to Members "as is," and is under no obligation to revise the terms, conditions, scope, price, and/or any other conditions of the contract for the benefit of the Member. Members are permitted to negotiate and agree to additional terms and conditions with Vendors directly.
4. Each party shall be responsible for its acts and the results thereof, to the extent authorized by law, and will not be responsible for the acts of the other party and the results thereof. The Member will be responsible for all aspects of its purchase, including ordering its goods and/or services, inspecting and accepting the goods and/or services, and paying the Vendor who will have directly billed the Member placing the order.
5. The use of each contract by the Member will adhere to the terms and conditions of the Sourcewell contract.
6. Any dispute which may arise between the Member and the Vendor are to be resolved between the Member and the Vendor.
7. This Agreement incorporates all Agreements, covenants and understandings between Sourcewell and the Member. No prior Agreement or understanding, verbal or otherwise, by the parties or their agents, shall be valid or enforceable unless embodied in this Agreement. This Agreement shall not be altered, changed or amended except by written amendment executed by both parties.

Member Name

Sourcewell

By _____
Its _____
TITLE

TITLE

DATE

DATE

MEMBER INFORMATION

Indicate an address to which correspondence may be delivered.

Organization Name*	<u>Town of Phillipsburg</u>
Address*	<u>120 Filmore St</u>
City	<u>Phillipsburg</u>
State/Province Code	<u>New Jersey</u> ZIP code* <u>08865</u>
Country	<u>USA</u>
Employer Identification Number	<u>226002211</u>
Website	<u>www.phillipsburgnj.org</u>
Contact person* (First, Last)	<u>Robert Bengivenga</u>
Job Title*	<u>Business Administrator</u>
Job Role*	<u>Purchasing Agent</u>
E-mail*	<u>busadmin@phillipsburgnj.org</u>
Phone*	<u></u>

Organization Type: Government

- ☐ Federal
- ☐ State
- ☐ County
- ☒ Municipality
- ☐ Tribal
- ☐ Township
- ☐ Special District

Education

- ☐ Pre-K
- ☐ Public K-12
- ☐ Private K-12
- ☐ Public Higher Ed
- ☐ Private Higher Ed

Non-Profit (Please include documentation demonstrating non-profit status)

- ☐ Church
- ☐ Medical Facility
- ☐ Other

REFERRED BY

- ☒ Advertisement
- ☐ Colleague/Friend
- ☐ Vendor Representative
- ☐ Conference/Trade Show _____
- ☐ Search Engine/Web Search

RETURN COMPLETED AGREEMENT TO:

Sourcewell
202 12th Street NE
P.O. Box 219
Staples, MN 56479

877-585-9706
membership@sourcewell-mn.gov

**Denotes required information*

R2021-240

RESOLUTION OF THE TOWN OF PHILLIPSBURG, COUNTY OF WARREN, STATE OF NEW JERSEY APPROVING THE PURCHASE OF VEHICLE TRACKING SYSTEMS FROM VERIZON CONNECT THROUGH SOURCEWELL COOP CONTRACT NUMBER 020221-NWF FOR THE TOWN OF PHILLIPSBURG

WHEREAS, the Town of Phillipsburg has a need to acquire 30 vehicle tracking subscriptions for vehicles utilized by the Town of Phillipsburg; and

WHEREAS, the Town of Phillipsburg is a member of the Sourcewell Cooperative Pricing Council;

WHEREAS, as a member of the Sourcewell co-op, the Town is able to purchase goods and services without the need for public bidding as said goods and services have already been procured by the co-op through the open bidding process;

WHEREAS, Verizon Connect is an approved vendor through the Sourcewell co-op and can provide the necessary vehicle tracking subscriptions to the Town; and

WHEREAS, the Town desires to award the contract to Verizon Connect for the 30 vehicle tracking subscriptions;

WHEREAS, said contract will not exceed the monthly amount of \$523.50; and

WHEREAS, sufficient funds are available as evidenced by the attached certification of funds.

NOW, THEREFORE, BE IT RESOLVED, by the Town Council, Town of Phillipsburg, County of Warren, State of New Jersey, that a contract with Verizon Connect not to exceed a monthly amount of \$523.50 for 30 vehicle tracking subscriptions is hereby authorized and awarded.

CERTIFICATION

I, Lorraine Loudenberry, Deputy Clerk for the Town of Phillipsburg, do hereby certify that the foregoing is a true copy of a resolution duly adopted by the Town Council at their September 28, 2021 meeting.

Lorraine Loudenberry
Deputy Clerk

DocuSign Envelope ID: 2E42F6D5-4DCD-4F8C-B5D1-D6B8530429F2
2002 Summit Blvd., Suite 1000
Atlanta, GA 30319
Fax: (781) 577-4793

SERVICES ORDER FORM

Customer Service: 1-844-617-1100
Customer Service:
reveal.support@verizonconnect.com
www.verizonconnect.com



GENERAL INFORMATION					
Order Date: September 15, 2021		Customer Reference Number:		VCF Salesperson Name: Peter Jaskot	Region: VZT
Company Name: Town of Phillipsburg			Officer or Owner: Robert Bengivenga		Telephone: (908) 454-5500
Address (Mailing or Invoicing Address): 120 FILMORE ST			Officer/Owner Email Address: busadmin@phillipsburgnj.org		Cell Phone:
City: PHILLIPSBURG	State: NJ	Zip Code: 08865-2421	Installation Contact if other than Officer/Owner:		Telephone:
Please advise your VCF scheduler if there are multiple shipping or installation addresses			Accounts Payable Contact, if other than Officer/Owner:		Telephone:
			Email:		

SUBSCRIPTION SERVICES:			
QUANTITY	DESCRIPTION	MONTHLY PER UNIT FEE	MONTHLY TOTALS
30	Vehicle Tracking Subscription	17.45 USD	523.50 USD
30	Engine Connect Data Subscription	0.00 USD	0.00 USD
30	Driving Style Subscription	0.00 USD	0.00 USD

TOTAL MONTHLY AMOUNT		523.50 USD
Agreement Length: 12 Months from the Subscription Start Date. The "Subscription Start Date" is the earlier of (i) the date of installation of any Equipment or (ii) 90 days from the execution of the Services Order Form. Billing for each ordered subscription shall start at the earlier of (i) the date of installation of the applicable Equipment or (ii) 90 days from the execution of this Services Order Form.		Excludes Applicable Taxes and Fees

ONE-TIME FEES (per Occurrence):			
QUANTITY	DESCRIPTION	AMOUNT	EXTENDED PRICE
	Total One-Time Fees		0.00 USD
COVERT INSTALLATION: Unknown		EXCLUDES APPLICABLE TAXES AND FEES	

ORDER TERMS:
Customer agrees that the purchase and/or licensing of the products and/or services set forth in this order is subject to the terms and conditions in the contract between Verizon Connect NWF Inc. (VCN) (formerly Networkfleet, Inc.) and Sourcewell (formerly NJPA) (Contract #020221-NWF) that are in effect as of the date the order was received by VCN ("Sourcewell Contract"). The Sourcewell Contract terms and conditions are available at https://www.sourcewell-mn.gov/cooperative-purchasing/020221-nwf . If, in accordance with the terms of the Sourcewell Contract, Customer and VCN have executed an additional separate written agreement ("Customer Addendum") with respect to the products and/or services set forth in this order, the terms and conditions set forth in the Customer Addendum shall also apply with respect to the products and/or services set forth in this order.
INSTALLATION NOTES (not valid for changes to billing, payment or other contract terms):

Customer Name: Town of Phillipsburg	
By (signature)	Date:

Lorraine Loudenberg

From: Jill Gray <jgray@lsaclaw.com>
Sent: Thursday, September 23, 2021 9:51 AM
To: Business Administrator; Lorraine Loudenberg
Cc: Richard Wenner; Robert Fulper; Todd Tersigni; Robert Merlo
Subject: FW: Sourcewell resolution
Attachments: Verizon Connect- COOP GPS.pdf; Sourcewell membership form.pdf; Phillipsburg-General (00732263xA8C53).DOC; Phillipsburg-General (00732514xA8C53).DOC

Good morning,
Please see attached Resolutions.

Thanks!

Jill Gray
PARALEGAL

LAVERY, SELVAGGI, ABROMITIS & COHEN, P.C.

1001 Route 517
Hackettstown, NJ 07840
(908) 852-2600
Fax: (908) 852-8225

Please visit us at: www.lsaclaw.com

**** CONFIDENTIALITY NOTICE ****

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From: Business Administrator <busadmin@phillipsburgnj.org>
Sent: Friday, September 17, 2021 10:01 AM
To: Richard Wenner <rwenner@lsaclaw.com>; Jill Gray <jgray@lsaclaw.com>
Cc: Robert Fulper <rfulper@phillipsburgnj.org>; Todd Tersigni <tttersigni@phillipsburgnj.org>; Robert Merlo <bmerlo@phillipsburgnj.org>; Lorraine Loudenberg <lloudenberg@phillipsburgnj.org>
Subject: Sourcewell resolution

Rich and Jill

Please find attached a membership form for sourcewell coop and a service order from Verizon for vehicle tracking systems to be purchased through the coop.

We will need a resolution authorizing us to joint the coop and one authorizing the purchase of the vehicle tracking system from Verizon connect coop contract number 020221-nwf for a monthly cost of 17.45 per unit and total \$532.50 per month

Rob Bengivenga
Business Administrator
120 Filmore Street
Phone: 908-454-5500
Fax: 908-454-6511
www.phillipsburgnj.org



RESOLUTION 2021-241

**RESOLUTION OF THE GOVERNING BODY OF THE TOWN OF PHILLIPSBURG, COUNTY OF WARREN,
STATE OF NEW JERSEY AUTHORIZING THE SUBMISSION OF A GRANT THROUGH THE DEPARTMENT OF
COMMUNITY AFFAIRS, OFFICE OF RECREATION FOR RECREATIONAL OPPORTUNITIES FOR
INDIVIDUALS WITH DISABILITIES 2022**

Whereas, the Town of Phillipsburg desires to apply for and obtain a grant from the New Jersey Department of Community Affairs for approximately \$10,000, with a \$2,000 cash match requirement, to carry out a project to provide inclusive swim lesson programming to individuals with developmental disabilities.

Be it therefore RESOLVED,

1) that the governing body of the Town of Phillipsburg does hereby authorize the application for such a grant; and,

2) recognizes and accepts that the Department may offer a lesser or greater amount and therefore, upon receipt of the grant agreement from the New Jersey Department of Community Affairs, does further authorize the execution of any such grant agreement; and, upon receipt of the fully executed agreement from the Department, does further authorize the expenditure of funds pursuant to the terms of the agreement between Town of Phillipsburg and the New Jersey Department of Community Affairs.

Be it further RESOLVED that the persons whose names, titles, and signatures appear below are authorized to sign the application, and that they or their successors in said titles are authorized to sign the agreement, and any other documents necessary in connection therewith:

Signature: _____

Name: Todd M. Tersigni

Title: Mayor

CERTIFICATION:

I, Lorraine Loudenberg, the Deputy Municipal Clerk, of the Town of Phillipsburg hereby certify that at a meeting of the Governing Body held on 9/28/2021 the above RESOLUTION was duly adopted.

(Lorraine Loudenberg, Deputy Municipal Clerk)

Lorraine Loudenberry

From: Business Administrator
Sent: Thursday, September 23, 2021 2:27 PM
To: Richard Wenner
Cc: Robert Fulper; Lorraine Loudenberry; Jill Gray
Subject: Fwd: Resolution for Grant Submission
Attachments: RESOLUTION 2021-.docx

Rich

Please review the attached for consideration by the council from administration

Rob

Sent from my iPhone

Begin forwarded message:

From: DJ Kophazy <dkophazy@phillipsburgnj.org>
Date: September 23, 2021 at 1:22:20 PM EDT
To: Business Administrator <busadmin@phillipsburgnj.org>
Subject: Resolution for Grant Submission

Hi there!

Here is the resolution from the DCA for the ROID grant for next Tuesday

Regards,
DJ Kophazy, CPRP, CYSA, CPT
Superintendent of Recreation
Town of Phillipsburg
120 Filmore St.
Phillipsburg, NJ 08865
(908) 454-5500 x390
www.phillipsburgnj.org
RIP320

This communication is confidential and proprietary to the Town of Phillipsburg and is intended solely for the named addressee(s). If you are not the intended recipient, you should not copy, disclose or take any action in reliance on this communication. If you have received this communication in error, please notify the sender by reply e-mail and delete the message and any attached documents. While we have taken reasonable precautions to ensure that no viruses are present in this E-mail, the recipient should check this E-mail and its attachments for the presence of viruses. The Town of Phillipsburg accepts no liability or responsibility for any onward transmission or use of E-mails and attachments having left the Phillipsburg's domain.

R: 2021 - 242

A RESOLUTION PROVIDING FOR THE INSERTION OF SPECIAL
ITEM OF REVENUE IN THE BUDGET OF ANY COUNTY OR
MUNICIPALITY PURSUANT TO N.J.S. 40A:4-87
(CHAPTER 159, P.L. 1948) MUNICIPAL ALLIANCE

WHEREAS, N.J.S. 40A:4-87 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 budget, and

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

SECTION 1

NOW, THEREFORE, BE IT RESOLVED that the Town of Phillipsburg 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 \$5,936.00 under the category 3. Miscellaneous – Section F: Special Item of Revenue Anticipated with Prior Written Consent of the Director of Local Government Services – Public and Private Revenues Offset with Appropriations:

MUNICIPAL ALLIANCE DRUG AND ALCOHOLISM & DRUG ABUSE

DEDR: \$5,936.00

SECTION 2

BE IT FURTHER RESOLVED that the sum of \$5,936.00 be and is hereby appropriated under the caption of:

8. General Appropriations
 - (A) Operations – Excluded from “CAPS”
CASH MATCH \$1,129.00

CERTIFICATION

I, Victoria L. Kleiner, Municipal Clerk for the Town of Phillipsburg, do hereby certify that the foregoing is a true copy of a resolution duly adopted by the Town Council at their September 28, 2021 meeting.

Victoria L. Kleiner
Registered Municipal Clerk

2021-242

**THE BOARD OF COUNTY COMMISSIONERS
OF THE COUNTY OF WARREN**

Wayne Dumont, Jr. Administration Building
165 County Route 519 South
Belvidere, NJ 07823

RESOLUTION 406-21

On motion by Mr. Sarnoski, seconded by Ms. Ciesla, the following resolution adopted by the Board of County Commissioners of the County of Warren at a meeting held September 8, 2021.

**RESOLUTION AWARDING CONTRACTS TO VARIOUS WARREN COUNTY
MUNICIPAL ALLIANCE PROGRAMS FOR PROVISION OF SERVICES FOR
THE PERIOD JULY 1, 2021 THROUGH JUNE 30, 2022 IN THE AMOUNT OF \$33,958; FUNDING
AVAILABLE THROUGH THE FY' 2022 MUNICIPAL ALLIANCE
GRANT THROUGH THE GOVERNOR'S COUNCIL ON ALCOHOLISM AND DRUG ABUSE;
SUBJECT TO THE AVAILABILITY OF FUNDS**

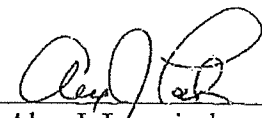
BE IT RESOLVED that the contracts for provision of substance abuse programs are hereby awarded, subject to funding availability, to various Warren County Alliances for the period July 1, 2021 through June 30, 2022 in the total amount of \$33,958; funds are available from the FY' 2022 Municipal Alliance Grant through the Governor's Council on Alcoholism and Drug Abuse.

BE IT FURTHER RESOLVED that the Director of the Board of County Commissioners is authorized to execute agreements for the FY' 2022 Municipal Alliance Grant between the County of Warren and the following alliance programs:

Great Meadows Regional	2,650
Hackettstown	3,211
Harmony	565
Hope Twp.	1,110
Knowlton	1,498
Mansfield/Washington Borough/Franklin Twp.	5,660
North Warren Regional	2,519
Oxford	1,366
Phillipsburg	5,936
South Warren Regional	6,211
Washington Township	1,828
White Twp.	1,404

RECORDED VOTE: Ms. Ciesla yes, Mr. Sarnoski yes, Mr. Kern yes

I hereby certify the above to be a true copy of a resolution adopted by the Board of County Commissioners of the County of Warren on the date above mentioned.



Alex J. Lazorisak

, Clerk

PHILLIPSBURG FIRE DEPARTMENT
Administrative Offices
441 Heckman Street, Phillipsburg, New Jersey 08865

Monthly Report of the Fire Chief
August 2021

Type of Incident	Number of Incidents
Residential	2
Apartment	1
Hospital / Long Term Care Facility	0
Church	0
School	0
Storage Building / Warehouse / Garage	0
Commercial / Professional	1
Industrial	0
Vehicle	1
Brush / Rubbish	4
Utility	5
Spill / Leak	0
Motor Vehicle Accident	0
Medical Helicopter Standby	2
Rescue	2
Assist EMS	0
Assist Police	1
Assist Animal Control	0
Service Call	0
False Fire Alarm / Alarm System Malfunction	13
Carbon Monoxide Alarm	2
Investigation	6
Mutual Aid to Other Agencies	0
Weather Standby	0
Unclassified	5
Total Incidents for June	45

Monthly Summary

Total Incidents for August—45
Firefighters Injured—0
Civilians Injured—0
Total FD Incidents for the Year—299
Property Loss for July—\$2,500.00
Total Property Loss for the Year—\$876,800.00

AUGUST 2021

The Fire Department responded to 45 incidents in August, up from the July total of 32. Property loss for month totaled \$2,500.00, which were minor damages to 2 residences, a commercial property and a vehicle. There were no reported injuries to either firefighters or civilians.

Incidents / Events of Note for August:

Tuesday, August 3—The Fire Department participated in National Night Out at Shappell Park.

Thursday, August 12 @ 12:45PM—an accidental or intentional release of mylar balloons on Warren Street, just north of Heckman Street caused a massive power outage on one of the hottest days of the year. The balloons got caught in the primary power lines in this area, causing the circuit to trip, knocking power out to 2,278 of the 6,689 customers in Phillipsburg, roughly a third of the town. JCP&L responded quickly and had great difficulty making restoration, due to the heavy load that existing on a day when the air temperature was 97 degrees. The first 1,700 customers were restored by about 4PM, with final restoration coming about 6:30PM. The Senior Center was opened as a Cooling Center for our residents. Fortunately we did not have an uptick in medical emergencies as a result.

August 11, 12 & 25—The Fire Department provided three “Cool Down in the Park” events in August at the Tennis Court area of Walters Park. This event provides an opportunity for the adults and kids to get sprayed by a fire truck. The FD in conjunction with the Recreation Department provided 7 such events in 2021, due to the pool being closed. We hope everyone who attended any of the Cool Downs enjoyed themselves.

Saturday, August 28—The Fire Department assisted with the Police Recovery Walk from Shappell Park to Union Square.

I would also like to mention two items that were completed in July, that I omitted from the July Report:

July 12—All of the departments pumper trucks underwent annual certification testing, which is required by ISO, PESOHA and NFPA. There were positive results for all our engines.

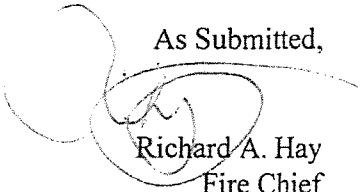
Monthly Report, page 3

July 19–The department's 22,475 feet of fire hose was also tested, as required by ISO, PEOSHA and NFPA.

Both of these undertakings must be carefully planned and orchestrated so that we do not have too much apparatus out of service at any one time. It also requires department personnel to move the apparatus around and stand by with the equipment while the testing is being performed.

In closing I would like to thank all the Fire Companies for all their work, during a very busy month of August. I appreciate what all of you do each day!

As Submitted,



Richard A. Hay
Fire Chief

September 9, 2021

PHILLIPSBURG MUNICIPAL CLERK'S OFFICE
CASH RECEIPTS & DISBURSEMENTS
August 31, 2021

<u>Licenses:</u>		<u>This Month</u>	<u>Same Month LY</u>	<u>Year to Date</u>	<u>Last Year to Date</u>
ABC	01-192-08-103-000	\$ 280.00	\$ 9,950.00	\$ 33,210.00	\$ 15,550.00
<u>Licenses - Other:</u>					
Bingo/Raffle	01-192-08-104-001	\$ -	\$ -	\$ 480.00	\$ -
Mercantile	01-192-08-104-002	\$ 121.00	\$ 36.00	\$ 635.00	\$ 800.00
Marriage License	01-192-08-104-003	\$ 196.00	\$ 140.00	\$ 1,120.00	\$ 476.00
Civil Unions	01-192-08-104-003	\$ -	\$ -	\$ -	\$ -
Domestic Partnerships	01-192-08-104-009	\$ -	\$ -	\$ -	\$ -
Taxi Driver	01-192-08-104-004	\$ 20.00	\$ -	\$ 490.00	\$ 440.00
Tree Pruner	01-192-08-104-005	\$ -	\$ -	\$ -	\$ -
Dog Park	01-264-05-000-005	\$ -	\$ -	\$ 120.00	\$ 120.00
Dog License	01-192-08-104-006	\$ 197.00	\$ 103.00	\$ 6,664.90	\$ 8,972.80
Dog Penalty	01-192-08-104-006	\$ 112.00	\$ 42.00	\$ 616.00	\$ 396.00
Cat License	01-192-08-104-007	\$ 23.00	\$ 7.00	\$ 1,128.00	\$ 1,554.50
Cat Penalty	01-192-08-104-007	\$ 14.00	\$ 14.00	\$ 86.00	\$ 62.00
Miscellaneous Licenses	01-192-08-104-008	\$ -	\$ -	\$ -	\$ 2.00
<u>Fees and Permits</u>					
Vital Statistics	01-192-08-105-001	\$ 1,605.00	\$ 1,125.00	\$ 17,790.00	\$ 17,745.00
Tax Searches	01-192-08-105-002	\$ -	\$ -	\$ -	\$ 10.00
Burial Permits	01-192-08-105-003	\$ -	\$ -	\$ -	\$ -
Solicitor Permits	01-192-08-105-004	\$ -	\$ -	\$ 75.00	\$ 50.00
Towing Permits	01-192-08-105-006	\$ -	\$ -	\$ 1,050.00	\$ 1,050.00
Parking Permits	01-194-16-600-011	\$ 35.00	\$ 35.00	\$ 3,090.00	\$ 4,945.00
Miscellaneous Permits	01-192-08-105-019	\$ 14.95	\$ -	\$ 107.97	\$ -
Vacant/Abandon	01-192-08-105011	\$ -	\$ 7,500.00	\$ 66,500.00	\$ 106,666.70
<u>Interest</u>	01-192-08-113-001	\$ 0.36	\$ 26.08	\$ 88.02	\$ 273.61
		\$ 2,618.31	\$ 18,978.08	\$ 133,250.89	\$ 159,113.61

NSF Checks

<u>Name</u>	<u>Account No.</u>	<u>Amount</u>
		\$ -

Service Charges

ALL Services -- Detailed

-- Months Broken Out -- use Account Deposit Dates

Wed Sep 1 10:26:45 2021

All Routes (5299 accts): Qtrtr: 3 Year: 21 Month: July

Description	Code	Cnt	Bal Fwd	Charged	Adjusted	Received	Adjusted	End Bal
Sewer Rents	S	5219	120,561.94	654,419.87	1,163.28-	310,682.08	0.00	463,136.45
Interest	I	324	0.00	737.79	0.92-	736.87	0.00	0.00
Bad Check	B	1	40.00	20.00	0.00	40.00	0.00	20.00
Tax Sale Costs	C	0	0.00	0.00	0.00	0.00	0.00	0.00
Month Totals			120,601.94	655,177.66	1,164.20-	311,458.95	0.00	463,156.45

All Routes (5299 accts): Qtrtr: 3 Year: 21 Month: August

Description	Code	Cnt	Bal Fwd	Charged	Adjusted	Received	Adjusted	End Bal
Sewer Rents	S	2202	463,136.45	1,426.40	458.25-	265,102.43	0.00	199,002.17
Interest	I	367	0.00	508.70	0.00	508.70	0.00	0.00
Bad Check	B	0	20.00	0.00	0.00	0.00	0.00	20.00
Tax Sale Costs	C	0	0.00	0.00	0.00	0.00	0.00	0.00
Month Totals			463,156.45	1,935.10	458.25-	265,611.13	0.00	199,022.17

Quarter Totals			120,601.94	657,112.76	1,622.45-	577,070.08	0.00	199,022.17
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	Bal Fwd	Charged	Adjusted	Received	Adjusted	End Bal
Combined Route Summary	120,601.94	657,112.76	1,622.45-	577,070.08	0.00	199,022.17

	Bal Fwd	Charged	Adjusted	Received	Adjusted	End Bal
All Routes Summary	120,601.94	657,112.76	1,622.45-	577,070.08	0.00	199,022.17

Collector's Cash Book Breakdown for August 2021. The Last Deposit Slip Number Was 546.

PHILLIPSBURG TAX DEPARTMENT

Tue Sep 21 09:09:35 EDT 2021

Description		Month To Date		Year To Date	Account
OTS LIEN RED		50,175.97		501,699.10	12101242
MUN CHARGES		0.00		0.00	12101242
UNALLOCATED		0.00		0.00	12101242
SEN CIT REP		0.00		0.00	12101242
MISCELLANE		0.00		423.52	12101242
PREMIUM		0.00		823,500.00	12101242
NSF CHECKSC		0.00		0.00	12101242
COST OF SALE		0.00		12,622.87	12101242
LIEU TAX		0.00		0.00	12101242
POWELL		0.00		0.00	12101242
HOUCK		0.00		0.00	12101242
SEWER PRINC		0.00		13,678.49	12101242
SEWER INT		0.00		871.67	12101242
PUB WORKS PR		0.00		13,316.70	12101242
PUB WORKS IN		0.00		0.00	12101242
LIPPINCOTT		0.00		0.00	12101242
N WILLIAMS		0.00		0.00	12101242
2015 Taxes	0.00		3,959.87		
2016 Taxes	0.00		4,022.96		
2017 Taxes	0.00		4,085.85		
2018 Taxes	0.00		4,104.41		
2019 Taxes	0.00		4,639.47		
2020 Taxes	0.00		931,563.62		
Prior Year Taxes		0.00		952,376.18	12101242
Current Year Taxes		4,620,492.44		19,897,990.53	12101242
Prepaid Taxes 2022		52,237.56		93,250.88	12101242
Interest		10,725.71		143,439.34	12101242
General Account Totals		<u>4,733,631.68</u>		<u>22,453,169.28</u>	
Totals for All Accounts		<u>4,733,631.68</u>		<u>22,453,169.28</u>	
Total CC or ACH	126	139,951.48	721	822,281.55	
Total Cash	48	29,698.87	108	69,334.09	
Total Check	3329	4,580,178.17	15113	21,594,201.89	
Total Ovp Apply	0	0.00	0	0.00	
Total Void	13	16,196.84-	28	32,648.25-	
Totals CC/CA/CK/OPA/V		<u>4,733,631.68</u>		<u>22,453,169.28</u>	

2021-9-7 rent regulation
September 7, 2021
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Ordinance 2021-21, rent regulation

This creates an unnecessary bureaucracy that does nothing good and much bad.

463-10 B

Maximum allowable rent

My tenant's lease's term ends by a process rather than a date. For intrinsic reasons I charge lower than market rent. When I die I need my heirs to have the right to raise the rent to market. Maximum allowable rent is not defined under definitions. Rather maximum allowable rent is established by the previous year's base rent.

463-10 C

Under normal conditions the landlord must justify by "market adjustment, increased freeze for disabled person or senior citizen" to not increase rent.

463-10 F

Under normal conditions the landlord must increase rent by 3% per year or lose his maximum allowable rent (increase) as recorded in the rent roll.

463-11 A 1

A landlord who has overextended himself should not have recourse to increase rents. Rather he can get investors or file for bankruptcy. It's called capitalism.

463-11 B 1

A landlord who wishes to make major capital improvements without consulting tenants violates the expectations of his tenants. Interrupting quiet enjoyment should require significant notice, at least to the following years lease.

463-21 section 3

The given starting date has already passed.

Miscellaneous, my plan is part of the public record.

My plan has no burdensome bureaucracy, no maximum allowable rent, no minimum required rent increase, no committee to override the lease no place to appeal bad luck, and the inspection secretary keeps the "rent roll". So it's cheap. And it's good. There is transparency. Next year's rent is always known before the tenant signs this year's lease. It requires that required inspections are made. There is tenant recourse.

It encourages good landlords and discourages bad landlords.

Public petition

Excerpted from the public record an ordinance written by me after the mayor vetoed a bad proposal and I was promised by the council president that my mayor approved compromise would be presented. The President renigged on his promise.

October 18, 2019

...A landlord may not raise rent without a current certificate of occupancy for the rental residence. The new offered lease must contain under the stated date of end of term in the same size print, "The tenant's rent does not increase until the landlord shows the tenant a current certificate of occupancy. The landlord

2021-9-7 rent regulation

anticipates the next lease will increase by(a dollar amount) per month".

Complaints concerning condition of property may be made anonymously to the inspection department but must contain the residential address of the property. The inspection department which already has all current leases(if they are following the current registration requirements) will keep a reference by addresses so that the inspectors know of the complaints before their inspection. Also the secretary will highlight the current rent to find it easily.

If a complaint is that rent was raised without a current certificate of occupancy the complaint will be forwarded from the inspections secretary to the municipal district attorney. The penalty will be a fine equal to the extra rent charged plus the return of the extra charged rent to the tenant. The landlord can either pay it like a traffic ticket or take it to court.

If the complaint is that the new lease specifies a rent increase greater than the anticipated rent increase from the previous lease the inspection department secretary will note it. If any landlord does this three times she/he will refer the record to the county prosecutor for possible criminal fraud.(a pattern of deception for profit)

Notes; the current landlord/tenant ordinance issues one year certificates of occupancy. Therefore at the time a new one year lease is signed there exists no current certificate of occupancy. This mistake now serves us. In addition landlords who wish to increase rent will want their inspection to avoid the rent lost waiting for their certificate while landlords who don't raise rent will be in no rush. This will serve the poor market with lower rent housing and attract landlords who spend on upkeep. I personally believe we need both.

Many communities are pursuing gentrification. We can blossom by soliciting good landlords and good tenants, a place where people who cannot afford to own a house can live with pride.

Sincerely Joseph Meyner