

**TOWN OF PHILLIPSBURG**  
**COUNCIL MEETING MINUTES**

**December 19, 2023 — 7:00 P.M.**

1. **CALL TO ORDER 7:00 pm** **By CP Wyant**
2. **OPEN PUBLIC MEETING ACT STATEMENT** **Read by CVP Clark**
3. **PLEDGE OF ALLEGIANCE** **All**
4. **INVOCATION** **Led by Councilman Piazza**
5. **ROLL CALL – Present - Wyant, Clark, Piazza, Marino, Kennedy**  
-Also in attendance: Business Administrator Hall, Attorney Rich Wenner, and Deputy Clerk Turner
6. **APPROVAL OF MINUTES – December 5, 2023 Regular Meeting Minutes**  
December 5, 2023 Executive Session Minutes

**ROLL CALL** **Motion Carries 5-0**

Councilmembers	First	Second	Yea	Nay	Abstain	Absent
Councilman Piazza		X	X			
Councilman Marino	X		X			
Councilman Kennedy			X			
Council VP Clark			X			
Council President Wyant			X			

**7. BILLS LIST**

**ROLL CALL** **Motion Carries 5-0**

Councilmembers	First	Second	Yea	Nay	Abstain	Absent
Councilman Piazza	X		X			
Councilman Marino		X	X			
Councilman Kennedy			X			
Council VP Clark			X			
Council President Wyant			X			

**8. ANNOUNCEMENTS/PRESENTATIONS – No Announcements**

**9. EXECUTIVE SESSION - Personnel - 7:03 PM**

**ROLL CALL**

**Motion Carries**

**5-0**

Councilmembers	First	Second	Yea	Nay	Abstain	Absent
Councilman Piazza	X		X			
Councilman Marino		X	X			
Councilman Kennedy			X			
Council VP Clark			X			
Council President Wyant			X			

**Return from Executive Session, Motion to resume Public Session 7:37 pm**

**ROLL CALL**

**Motion Carries 5-0**

Councilmembers	First	Second	Yea	Nay	Abstain	Absent
Councilman Piazza			X			
Councilman Marino			X			
Councilman Kennedy	X		X			
Council VP Clark		X	X			
Council President Wyant			X			

**10. PROCLAMATION OF COUNCIL** – Council Vice President Clark read the following Proclamation for Council President Harry J. Wyant, Jr.

**PROCLAMATION OF THE COUNCIL OF THE TOWN OF PHILLPSBURG**

**WHEREAS**, the Honorable Harry L. Wyant, Jr., a native son of Phillipsburg, lifelong resident and graduate of Phillipsburg High School Class of 1963, chose to build a successful electrical contracting business and to a raise a family in the Town of Phillipsburg; and

**WHEREAS**, Harry L. Wyant, Jr. also answered the call to serve his community in numerous capacities including serving on Town Council, The Phillipsburg Emergency Squad, Library Board, Shade Tree Commission, Land Use Board, Urban Enterprise Zone Board, Housing and Neighborhood Development Corporation, and numerous other public and private boards; and

**WHEREAS**, Harry L. Wyant, Jr., a model of engaged citizenry, has been involved with and provided support for the Phillipsburg Downtown Merchants Association, the Joseph Firth Youth Center Board, the Lehigh Valley Chamber of Commerce, the Ole Towne Festival, Music in the Park, and numerous other causes and initiatives; and

**WHEREAS**, Harry L. Wyant, Jr. had the unique honor of being one of the first popularly elected Mayors of the Town of Phillipsburg in the year 2000, going on to an unprecedented four terms as Mayor and overseeing countless redevelopment and revitalization projects including major investment in Phillipsburg’s Parks, and spearheading the transformation of the former Ingersoll Rand tract into a 21<sup>st</sup> century logistics hub and key ratable for the Town of Phillipsburg; and

**WHEREAS**, Harry L. Wyant, Jr., after serving in nearly every capacity as an elected official and appointed board member in the Town of Phillipsburg, stepping back in 2016, he returned to public life in 2020 serving on Town Council and becoming elected Council President in 2022; and

**WHEREAS**, Harry L. Wyant, Jr. has long served with a steady hand, strong voice, deep institutional knowledge, and a dedication to statesmanship, leading the Town of Phillipsburg through difficult economic times brought by forces beyond its control, laying the groundwork for the renaissance and rebirth we witness today; and

**WHEREAS**, The Council of the Town of Phillipsburg wishes to express the sentiment of a grateful governing body and public for the selfless service of Harry L. Wyant, Jr. to the Town of Phillipsburg;

**NOW, THEREFORE BE IT RESOLVED**, by the Council of the Town of Phillipsburg in the County of Warren, State of New Jersey, that the Honorable Harry L. Wyant, Jr. be officially honored for his many years of dedicated service to his hometown.

**BE IT FURTHER RESOLVED**, by the Council of the Town of Phillipsburg in the County of Warren, State of New Jersey, that a copy of this proclamation be recorded in the official minutes of the meetings of the Town of Phillipsburg and forever be preserved as a testament to the service of the Honorable Harry L. Wyant, Jr.

**11. PUBLIC DISCUSSION ON AGENDA ITEMS – None**

**12. HABITABILITY HEARINGS**

- 475 South Main St, Block 2003, Lot 12 – Attorney Wenner stated this is a continuation of the hearing held Nov 21, 2023. Property owner Mr. Ghamin and Phillipsburg Construction Code Official Pat Kays were present. Mr. Wenner asked if the front door had been secured as required at the Nov 21, 2023 hearing. Mr. Kays stated it has and work has been done on the stairs and interior. A preliminary interior inspection is scheduled for December 20, 2023. Mr. Wenner asked if Mr. Kays feels the habitability complaint should be discharged. Mr. Kays stated that while Mr. Ghamin continues to move ahead, he recommends another hearing in the spring.

**Motion** to continue the habitability hearing for 475 South Main Street at the first Town Council meeting in April 2024

**ROLL CALL**

**Motion Carries**

**5-0**

Councilmembers	First	Second	Yea	Nay	Abstain	Absent
Councilman Piazza			X			
Councilman Marino			X			
Councilman Kennedy		X	X			
Council VP Clark	X		X			
Council President Wyant			X			

Mr. Wenner will send a notice to the property owner for a continuation of the hearing at the first meeting in April 2024.

- 368 Thomas St, Block 2402, Lot 15.01 – The property owner was not present. Mr. Wenner stated this is a continuation of the hearing held Nov 21, 2023. Mr. Wenner stated that a notice was sent out that the cost of repairs is being added to the lien, as approved at the Nov 21, 2023 meeting. Mr. Kays stated that the roof has been repaired, all items from the original habitability complaint have been resolved and the property has passed inspection. He recommends discharging the habitability complaint.

**Motion** to discharge the habitability complaint against 368 Thomas St, Block 2402, Lot 15.01  
**ROLL CALL** **Motion Carries** **5-0**

Councilmembers	First	Second	Yea	Nay	Abstain	Absent
Councilman Piazza			X			
Councilman Marino			X			
Councilman Kennedy		X	X			
Council VP Clark	X		X			
Council President Wyant			X			

**12. ORDINANCES FOR 2<sup>ND</sup> READING**

O2023-15 A REDEVELOPMENT PLAN ORDINANCE OF TOWN OF PHILLIPSBURG, COUNTY OF WARREN, STATE OF NEW JERSEY, PERTAINING TO BLOCK 1005, LOT 13, COMMONLY KNOWN AS 540 MARSHALL STREET, AND DESIGNATED AN AREA IN NEED OF REHABILITATION BY THE TOWN OF PHILLIPSBURG, IN ACCORDANCE WITH N.J.S.A. 40A:12A-7 ENTITLED “40A:12A-7. ADOPTION OF REDEVELOPMENT PLAN”

Attorney Wenner stated that the Land Use Board has not made a recommendation to proceed and therefore no vote will be taken tonight.

**13. RESOLUTIONS** – CP Wyant stated that Resolutions 2023-249, 2023-250 and 2023-256 have been pulled from the agenda and will not be voted on.

CP Wyant asked that Resolution 2023-259 Interfund Transfers be voted on first and separate from the consent agenda.

**Motion** to pass Resolution 2023-159 RESOLUTION TO PROVIDE FOR INTERFUND TRANSFERS

**ROLL CALL** **Motion Carries** **5-0**

Councilmembers	First	Second	Yea	Nay	Abstain	Absent
Councilman Piazza		X	X			
Councilman Marino			X			
Councilman Kennedy			X			
Council VP Clark	X		X			
Council President Wyant			X			

**14. RESOLUTIONS \*\* CONSENT AGENDA \*\***

*Matters listed on the Consent Agenda Resolutions 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*

R2023-241 RESOLUTION AUTHORIZING THE INSTALLATION OF HANDICAPPED PARKING SPACES

R2023-242 RESOLUTION AUTHORIZING THE RELEASE OF PERFORMANCE BOND & SAFETY AND STABILIZATION BOND FOR BRIDGE POINT 78 PHASE 2

R2023-243 RESOLUTION AUTHORIZING SUBMISSION OF A GRANT APPLICATION AND EXECUTION OF A GRANT CONTRACT WITH NJDOT FOR HOWARD STREET

R2023-244 RESOLUTION AUTHORIZING SUBMISSION OF A GRANT APPLICATION AND EXECUTION OF A GRANT CONTRACT WITH NJDOT FOR ROSEBERRY STREET

R2023-245 RESOLUTION AUTHORIZING A SHARED SERVICE AGREEMENT BETWEEN THE BOROUGH OF WASHINGTON, COUNTY OF WARREN AND ALL MEMBER MUNICIPALITIES OF THE WARREN COUNTY REGIONAL ANIMAL CONTROL AGREEMENT

R2023-246 RESOLUTION AUTHORIZING THE LEASE OF FOUR (4) 2023 FORD POLICE INTERCEPTORS THROUGH A NATIONAL COOPERATIVE PURCHASING AGREEMENT WITH ENTERPRISE FLEET

R2023-247 RESOLUTION AUTHORIZING A CONTRACT WITH AXON UNDER STATE CONTRACT # T0106/17-FLEET-00738

R2023-248 RESOLUTION IMPOSING LIEN FOR MUNICIPAL SERVICES

R2023-251 RESOLUTION AUTHORIZING A CONTRACT WITH VAN CLEEF ENGINEERING FOR ROSEBERRY PEDESTRIAN CROSSING

R2023-252 RESOLUTION AUTHORIZING A CONTRACT WITH VAN CLEEF ENGINEERING FOR GRANT SERVICES

R2023-253 RESOLUTION AUTHORIZING A CONTRACT WITH VAN CLEEF ENGINEERING FOR EPA STORMWATER PROJECT

R2024-254 RESOLUTION AUTHORIZING A CONTRACT WITH VAN CLEEF ENGINEERING FOR NJDEP MS4 STORMWATER PROGRAM UPDATES

R2023-255 RESOLUTION AUTHORIZING A CONTRACT WITH VAN CLEEF ENGINEERING FOR GREEN ACRES BRENSIGNER DISPOSAL APPLICATION

R2023-257 RESOLUTION AUTHORIZING CHANGE ORDER REDUCING THE AMOUNT OF A CONTRACT WITH DENVILLE LINE STRIPING

R2023-258 RESOLUTION AUTHORIZING A CHANGE ORDER TO A CONTRACT WITH VAN CLEEF ENGINEERING FOR 2022 ROAD PROGRAM IN THE AMOUNT OF \$30,000.00

R2023-260 RESOLUTION AUTHORIZING A RENEWAL OF A LICENSE AGREEMENT WITH NJTRANSIT

**ROLL CALL**

**Motion Carries**

**5-0**

Councilmembers	First	Second	Yea	Nay	Abstain	Absent
Councilman Piazza			X			
Councilman Marino			X			
Councilman Kennedy	X		X			
Council VP Clark		X	X			

Council President Wyant			X			
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**13. OLD BUSINESS – No Old Business**

**14. NEW BUSINESS –**

Public Hearing – Brensinger School Green Acres disposal  
 Tim O’Brien, Van Cleef Engineering –

Tonight’s public hearing, as indicated in the public notice posted, is for the purpose of holding a public scoping hearing for the disposal of parkland per Green Acres Regulations. This meeting was published in a local newspaper of record and posted on the project site with a project sign as required and was reviewed and approved by NJDEP Green Acres. Tonight’s scoping hearing will discuss the disposal of land known as the Brensinger School/Park known as BLOCK 2425 LOTS 1, 2, 3, 4, 5, 6, 7, 8, 9 AND 10. This land is approximately 1.68 +/- acres.

Regulatory information:

Per 7:36-26.8(d) 1 - The purpose of the hearing is to accept public comment on a major disposal or diversion of parkland that is under consideration;

Per 7:36-26.8(d) 2 – The disposal being discussed tonight as indicated before includes BLOCK 2425 LOTS 1, 2, 3, 4, 5, 6, 7, 8, 9 AND 10 and is approximately 1.68 +/- acers. The land was purchased from the Phillipsburg School District by the Town in 1973 for \$1.00. Then in 1979 the Town of Phillipsburg entered in a Green Acres project agreement for improvement to Delaware River Park and as part of the closeout of the part, the Town was required to update in ROSI inventory list/plan which project closeout was recorded on 4/10/1984 which included lands subject to this hearing tonight. Then in July 1985 thereabouts, the Town completed a sale of the property to Ted Kukowski for the amount of \$62,000.00. The new owner of the land then went and subdivided the land into the lots they are today which were sold to builders and individuals. The sale of land to a private entity for development purposes was not approved by State and the further development of the land was not approved by State due to inclusion of project on Towns ROSI in 1984. As result of this error, the Town must now complete a formal disposal application to address the disposal of land that occurred in 1985.

Per 7:36-26.8(d) 3 – The need for this disposal application is two folds. The main benefit to community as a whole, that addressing this prior disposal to the satisfaction of DEP would enable the Town of Phillipsburg to once again receive NJDEP Green Acres funding and loans to support recreational and open space pursuits in the community. The other aspect this would address any title issues with properties that are subject of this disposal, as the 1984 deed notice, should have applied to each of the lots and would continue to apply to each of this lots in the opinion of the State of New Jersey that could impact future home values and sales.

Per 7:36-26.8(d) 4 – The Town of Phillipsburg governing body has made prior attempts to address the disposal of these lands, but the attempts in 2005 and 2010-2012 were not successful. Although records were not available, it’s our understanding the various administration attempted to resolve this disagreement over compensation since 2012 to no avail. The records for 2005 indicated consideration for a 2:1 in land value and 4:1 in land. Then in 2010, that application records indicated compensation being considered consisted of 12.48 acres of land and no monetary from the Town, but the State had requested the land plus compensation to address the current developed value of Brensinger Tract include the homes built vs the limited monetary value of the land offered. The Town of Phillipsburg will be required to provide compensation to the State of New Jersey which can be land and/or monetary compensation. The Town would be seeking to address the compensation requirements by establishing an agreement with NJDEP Green Acres to provide for additional improvements for recreational and open space purposes within the Town of Phillipsburg over a number of years and also provide land compensation. The monetary compensation would need to come from general funds raised on an annual basis vs funds from current open space tax/levy and/or through funds placed into an escrow account with the state for future improvements in Phillipsburg as a lump sum. The land compensation that would be offered is anticipated to be approximately 30 acres +/- that are being pursued for rails to trails project and/or conservation easements related to Bridge Point 78. The conservation easement would not provide public access to the

land but restrict the lands from further development and occupancy of buildings in lieu of the existing redevelopment zoning setbacks that provide for 150 feet of setback in areas of the land.

The State of New Jersey per Disposal standards a minimum of 20:1 replacement ration for land and/or monetary based on current value of the land and improvements when disposed for private benefit and 5:1 for public use. The Town is seeking to resolve this matter for land compensation ratio less than 20:1 and monetary compensation to be less than 20:1. Based on prior attempts to resolve this matter the compensation ratio may be 5:1 land and 5:1 monetary based on current value which equates to 8.4 acres of land and \$4,500,000 monetary based on current appreciated values of the lands (subject to appraisals). It's anticipated that an increased land offering would reduce the monetary compensation that would be required.

With compensation of land, there is potential during the next stages the conditions of land may not be acceptable for the program and warrant increasing the monetary side of the settlement or seeking land outside of Phillipsburg.

It is envisioned that as part of the final application a detailed list of open space and recreational improvements will be listed, and the Town will seek consideration for recent recreation improvements to reduce that burden. Improvements may include updating parks, replacing/installing facilities such as restrooms, playgrounds, sports fields, walking trails, and purchase of lands for open space purposes.

Per 7:36-26.8(d) 5 – Its required that the Town as part of the hearing take public comment on this matter, present any opinions or ideas or alternate approaches to this matter. The comments will be included in the hearing minutes and subsequent application. Should the public not wish to provide comments at this meeting, comments can be submitted directly to the State, which is listed in public notice ad and billboard at the general project site. These documents state the following:

**ALL INTERESTED PARTIES ARE INVITED TO ATTEND AND PARTICIPATE IN THE SCOPING HEARING. WRITTEN COMMENTS ON THE DISPOSAL REQUEST MAY BE DIRECTED TO TOWN OF PHILLIPSBURG CLERKS OFFICE AT 908-454-5500 AT 120 FILMORE STREET, PHILLIPSBURG, NJ 08865. PLEASE SEND A COPY OF ANY COMMENTS SUBMITTED ON THIS REQUEST TO THE NEW JERSEY DEPARTMENT OF ENVIRONMENTAL PROTECTION, OFFICE OF TRANSACTIONS AND PUBLIC LAND ADMINISTRATION, PUBLIC LAND COMPLIANCE SECTION, 401 EAST STATE STREET, 7TH FLOOR, MAIL CODE 401-07, P.O. BLOX 420, TRENTON, NJ 08625-0420**

**PUBLIC COMMENT ON THIS DISPOSAL REQUEST WILL BE ACCEPTED DURING THE PUBLIC HEARING OR UNTIL January 4, 2024**

Per 7:36-26.8(e) – A brief overview of the next steps, should the Town desire to move forward with the Application, includes submitting a formal pre-application to NJDEP, attending a closed door pre-application meeting with NJDEP and possible site visits of the land. Due to the nature of this application some analysis noted within the pre-application are not applicable as the disposal has already occurred. If NJDEP approves the pre-application, Phillipsburg would then be authorized to proceed to the final application process that would include review and administrative completeness acceptance of part 1 by NJDEP (not approval, but acceptance the documents are complete), a new public hearing and the submission of part 2 of the final application. Then the NJDEP staff would review and make recommendations to the State Commission who would hold a hearing on the matter in Trenton and make decision to approve or deny the application.

At this time, I would like to turn the hearing over to governing body for input and questions and public input and questions. As reminder, following the public comment period, there would need to be a formal resolution, probably at the second meeting in January, authorizing the submission of this application to NJDEP.

#### Public Comment Period

– Justin Simins, 906 Columbus Ave, Phillipsburg – Mr. Simins is concerned about what may have been left underground when Brensinger School was razed as there are sinkholes in the neighborhood. He is also concerned about potentially hazardous waste left in the ground as disposal laws were different then. He asked who razed the building. CP Wyant stated the Board Of Education had it razed. Mr. Simins has submitted an OPRA request for records regarding the developer, permits, and any waivers issued at that time. He noted that the contract with Van Cleef Engineering does not include engineering studies (i.e.

Traffic, Environmental), permits, test pits, material and laboratory testing. Mr. Simins said he would like to know what the town will do for these residents moving forward, will any investigation, environmental studies or remediation be done? Mr. O’Brien stated that the contract is specific to the Brensinger Disposal Application, which is a survey to determine the boundaries, description and physical features. He stated that neither Van Cleef Engineering nor the Town of Phillipsburg conduct any environmental studies or investigations. These are handled by the state.

- Maya Johnson, 380 Congress Street, Phillipsburg – the sign advertising the scoping hearing was placed on their property without any notification. Mr. O’Brien stated the sign was placed within a public right of way by DPW in coordination with and approved by the NJDEP Green Acres. CP Wyant stated that the homeowner should have been notified as a courtesy. She has a sinkhole on her property viewed by town inspector Kevin who said he has no information regarding it. The hole continues to get bigger and she wants to know what can be done about it.

- Ms. Schaefer, 902 Columbus Ave, Phillipsburg – asked for clarification of the wording, specifically “disposal” and how it will impact the area residents. Councilman Piazza stated the word “disposal” means the town will dispose of the Green Acres lien with the state. There will be no physical impact on any property or building. The resident stated there is a sinkhole in her property. Councilman Marino asked if there was a study done by Lopatcong in the late 1990’s, early 2000’s. Mr. O’Brien does not have records of that. Business Administrator Hall will see if he can locate the records.

- Randy Piazza, Sr., 309 Mercer St, Phillipsburg – Mr. Piazza thought the town had rectified this situation in 2011. CP Wyant stated the town tried to, but the state turned down all their negotiations. The town tried many times to reconcile the lien with the state. CP Wyant stated that new personnel in the state office are more open to negotiation, and this is the closest the town has gotten to finalizing the lien disposal. Mr. Piazza stated that perhaps some of the Ingersoll Rand property can be designated Green Acres.

Public Comment Period closed. Mr. O’Brien stated that comments can be made to the Phillipsburg Clerk’s Office and/or the NJ DEP Office through January 4, 2024. All comments will be submitted with the application.

- Engineer’s Discussion of 2024 utility roadwork - Tim O’Brien, Van Cleef Engineering – Elizabethtown Gas will start the next phase of low pressure gas main replacements in mid-January in the Henderson, Miller, Irwin St area. Elevated pressure gas mains are to be installed. The work area will cross Route 22 with a tie in near the Middle School. Main upgrades will continue on South Main St. and resident transfer work will be done in the Hudson Street area. Aqua Water will continue light services and restorations in the spring. Residents can contact Aqua Water to be put on the list. Water mains downtown will be replaced from Shappell Park to Abbot St and from Sitgreaves to Howard St. No start date or duration was provided. Comcast may be bringing their fiber system into town in 2024, bringing it in from Lopatcong, depending on how the work proceeds from Lopatcong. The utility companies should be notifying affected businesses and residences.

- BAN Sale memo review – Business Administrator Matthew Hall reviewed the details of the BAN Sale: Total interest rate of 4.25%. Phillipsburg’s AA bond rating is maintained.

**16. MOTIONS – Unexpired Library Board Term Appointments –**

Attorney Wenner stated that Sherry Corcoran was appointed by the Mayor to the unexpired term of Tara Rossi whose term expires 12/31/2024, and Josh Wanisko was appointed to the unexpired term of Michael Russo whose term expires 12/31/2023.

**ROLL CALL**

**Motion Carries**

**5-0**

Councilmembers	First	Second	Yea	Nay	Abstain	Absent
Councilman Piazza			X			
Councilman Marino			X			
Councilman Kennedy	X		X			

Council VP Clark		X	X			
Council President Wyant			X			

**17. PUBLIC PETITIONS-** Ms. Cox, 298 Cedar Alley, Phillipsburg - spoke of the ongoing issue with the box for her garbage cans and her neighbor’s parking in the right of way. Pat Kays stated the box had to be moved because it encroaches on the right of way, but part of the neighbor’s porch and steps also encroach the right of way. CP Wyant stated that the parking is a police issue. Councilman Marino stated her box does not impede traffic and the truck is parked in the street, but Tim O’Brien stated there is no parking allowed in a right of way. Matt Hall stated there are various encroachments on the right of way. A possible solution would be for the new Town Council to consider an ordinance vacating a portion of the alley and reverting it to private ownership

- Aaron Coleman, 3 Fairview Heights, Phillipsburg – stated the Holiday Market, held December 1 through December 17, was a tremendous success. 10 local vendors participated as well as many community and school groups. The elementary school choir and the high school choir and band performed. The band boosters participated. A Santa event was held for disabled residents as well as a holiday luncheon. The Youth Corp cleaned the lower level and will be attending a “Thank You” lunch on Jan 4. Mr. Coleman said they have received a Warren County Preservation Grant and will hold the market again next year along with many events involving the community. CP Wyant said Mr. Coleman has done a great job.

**18. COUNCIL OPEN TIME**

Councilman Marino – wishes everyone a Happy Holiday. He is glad to see all the traffic downtown. It means good things for the town.

Councilman Piazza – this is his last night as a Councilman. The last four years have been fulfilling. He is excited about his new role with the town. Councilman Piazza wished everyone a Merry Christmas and Happy New Year.

Councilman Kennedy – wished everyone a Merry Christmas and Happy New Year. Councilman Kennedy addressed CP Wyant – it has been an honor and privilege serving with you. As a resident of Phillipsburg please know that your positive impact will be felt for many years.

Council Vice President Clark – addressed CP Wyant – it has been great watching you work. I have learned a lot in 2 years seeing how you do things. It has been an honor to serve with you and learn from you. You put politics aside and got what matters accomplished. CVP Clark wished everyone Happy Hannukah, Happy Kwanza, Merry Christmas, and Happy New Year.

Council President Wyant – it has been a pleasure to serve the town in so many capacities. He put his heart and soul into the town. Good things were accomplished, and some pitfalls occurred. We are all here to work together to make the town better. He thanked everyone for their confidence in him through the years. CP Wyant wished everyone a Merry Christmas and Happy New Year.

**19. ADJOURNMENT – 8:56 PM**

Councilman Marino moved to adjourn. Seconded by Councilman Piazza.

Ayes: 5

Nays: 0

Absent: 0

Motion passed.