

**READINGTON TOWNSHIP COMMITTEE  
MEETING – March 17, 2025**

Mayor Mueller *calls the meeting to order at 5:30 p.m.* announcing that all laws governing the Open Public Meetings Act have been met and that this meeting has been duly advertised.

**PRESENT:** Mayor A. Mueller, Deputy Mayor V. Panico, Mr. J. Albanese and Mr. J. Heller and Mr. J. Huelsebusch

**ALSO PRESENT:** Administrator R. Sheola, Acting Municipal Clerk A. Lehberger and Attorney C. Corsini

**EXECUTIVE SESSION:**

Clerk read the following Resolution:

**EXECUTIVE SESSION RESOLUTION  
March 17, 2025**

**WHEREAS**, N.J.S.A. 10:4-6 *et seq.*, the Open Public Meetings Act, permits the exclusion of the public from a meeting in certain circumstances; and

**WHEREAS**, the Township Committee is of the opinion that such circumstances presently exist and desires to authorize the exclusion of the public from the portion of the meeting in accordance with the act;

**NOW, THEREFORE, BE IT RESOLVED** by the Township Committee of the Township of Readington, County of Hunterdon, State of New Jersey as follows:

1. The public shall be excluded from discussion of and action upon the specified subject matter as set forth in the following Exhibit “A.”

**EXHIBIT A**

<b><u>Subject Matter</u></b>	<b><u>Basis of Public Exclusion</u></b>	<b><u>Date Anticipated When Discussion Will Be Disclosed to Public</u></b>
Police Interviews..... discretion of Twp	Personnel .....	Certain information at the the Township Committee tonight tonight shall remain confidential
Police.....	Personnel.....	“ “ “
Administration.....	Personnel.....	“ “ “
Finance .....	Personnel.....	“ “ “
Code Enforcement.....	Personnel .....	“ “ “
Hawk Strategies.....	Contract Negotiations .....	“ “ “
Block 1 Lot 1 & Block 3 Lot 1..... (SQ Properties LLC)	Contract Negotiations .....	“ “ “
Block 46 Lot 6 .....	Contract Negotiations .....	“ “ “
(Dowling-Volk)		
Agricultural Maintenance Agreements ... (DiGeronimo, Doyle, Guenther and Quick)	Contract Negotiations .....	“ “ “

Van Cleef Engineering ..... Contract Negotiations .....	“	“	“
(Survey and Wetlands Work Block 46 Lot 5.07)			
Van Cleef Engineering ..... Contract Negotiations .....	“	“	“
(MS4 Stormwater GIS Mapping)			
Agricultural Maintenance Agreements ...Contract Negotiations .....	“	“	“
(DiGeronimo, Doyle, Guenther and Quick)			
Executive Session Minutes..... Attorney-Client Privilege.....	“	“	“
• February 25, 2025			
• February 27, 2025			
• March 3, 2025			
388 Readington Realty Holdings vs Township of Readington..... Potential Litigation.....	“	“	“
Affordable Housing.....Potential Litigation.....	“	“	“

2. It is anticipated at this time that the stated subject matter will be made public on or about the time set forth in Exhibit “A”.

This Resolution shall take effect immediately **A MOTION** was made by Mr. Panico to adopt this resolution, seconded by Mr. Albanese with a vote of ayes all, nays none recorded.

The meeting reconvened at 8:25 p.m.

Mayor Mueller led those present in the **Salute to the Flag**.

**Executive Session:**

**A MOTION** was made by Mr. Panico to amend the executive session agenda to add *Contract Negotiations / Block 43 Lot 1*, seconded by Mr. Huelsebusch with a vote of ayes all, nays none recorded.

**Personnel / Police Interviews**

Mayor Mueller stated that this matter remains in Executive Session.

**Personnel / Police**

The following resolution was offered for consideration:

**#R-2025-76**

**TOWNSHIP OF READINGTON  
 RESOLUTION**

**WHEREAS**, Miles Smith was appointed Probationary Police Officer on March 4<sup>th</sup>, 2024; and

**WHEREAS**, Probationary Police Officer Miles Smith has met or exceeded the minimum standards set forth by the Readington Township Police Department; and

**WHEREAS**, Probationary Police Officer Miles Smith has successfully completed his one (1) year probationary period in accordance with the existing Collective Bargaining Agreement between the Township of Readington and P.B.A. Local #317,

**NOW THEREFORE BE IT RESOLVED** the Township Committee appoints Probationary Police Officer Miles Smith as permanent Police Officer for Readington Township effective March 5<sup>th</sup>, 2025, at a base salary of \$85,509.00 set by contract.

**A MOTION** was made by Mr. Panico to adopt this resolution, seconded by Mr. Huelsebusch and on Roll Call vote the following was recorded:

Mr. Albanese	-Aye
Mr. Heller	- Aye
Mr. Huelsebusch	- Aye
Mr. Panico	- Aye
Mayor Mueller	- Aye

**Personnel / Administration**

Mayor Mueller stated that this matter remains in Executive Session.

**Personnel / Finance**

The following resolution was offered for consideration:

**#R-2025-77**

**TOWNSHIP OF READINGTON  
RESOLUTION**

**WHEREAS**, due to promotions and retirements within the organization, Claudia Linarducci has taken on many additional roles with the Finance Department; and

**WHEREAS**, Claudia Linarducci has shown exceptional advancement in her knowledge and capabilities as a Finance Assistant, the Township Administrator is recommending an adjustment to her compensation; and

**WHEREAS**, the Township Administrator recommends an adjustment to the annual compensation of Claudia Linarducci to \$63,250 with a review in six (6) months for further adjustments; and

**NOW THEREFORE BE IT RESOLVED**, that the Township Committee approves of the aforementioned recommendation and thereby makes this change effective March 24, 2025.

**A MOTION** was made by Mr. Panico to adopt this resolution, seconded by Mr. Huelsebusch and on Roll Call vote the following was recorded:

Mr. Albanese	-Aye
Mr. Heller	- Aye
Mr. Huelsebusch	- Aye
Mr. Panico	- Aye
Mayor Mueller	- Aye

The following resolution was offered for consideration:

**#R-2025-78**

**TOWNSHIP OF READINGTON  
RESOLUTION**

**WHEREAS**, due to promotions and retirements within the organization, Shannon Paul was hired in July 2024; and

**WHEREAS**, Shannon Paul has shown exceptional advancement in her knowledge and capabilities as a Finance Assistant, the Township Administrator is recommending an adjustment to her compensation; and

**WHEREAS**, the Township Administrator recommends an adjustment to the annual compensation of Shannon Paul to \$57,500 with a review in six (6) months for further adjustments; and

**Resolution #R-2025-78 cont'd:**

**NOW THEREFORE BE IT RESOLVED**, that the Township Committee approves of the aforementioned recommendation and thereby makes this change effective March 24, 2025.

**A MOTION** was made by Mr. Panico to adopt this resolution, seconded by Mr. Huelsebusch and on Roll Call vote the following was recorded:

Mr. Albanese	-Aye
Mr. Heller	- Aye
Mr. Huelsebusch	- Aye
Mr. Panico	- Aye
Mayor Mueller	- Aye

**Personnel / Code Enforcement**

The following resolution was offered for consideration:

**#R-2025-79**

**TOWNSHIP OF READINGTON  
RESOLUTION**

**WHEREAS**, due to retirement of Geri Bellek, there will be a vacancy in the position of Technical Assistant – Construction Code Office (TACO) it is the recommendation of the Township Administrator to promote Jeanine Caruso to Technical Assistant – Construction Code Office (TACO); and

**WHEREAS**, the Township Administrator additionally recommends an adjustment to the annual compensation of Jeanine Caruso to \$55,000 with an additional \$5,000 increase after six months; and

**NOW THEREFORE BE IT RESOLVED**, that the Township Committee approves of the aforementioned recommendation and thereby makes this change effective April 8, 2025.

**A MOTION** was made by Mr. Panico to adopt this resolution, seconded by Mr. Huelsebusch and on Roll Call vote the following was recorded:

Mr. Albanese	-Aye
Mr. Heller	- Aye
Mr. Huelsebusch	- Aye
Mr. Panico	- Aye
Mayor Mueller	- Aye

**A MOTION** was made by Mr. Panico to accept the retirement of Geraldine Bellek, seconded by Mr. Huelsebusch and on Roll Call vote the following was recorded:

Mr. Albanese	-Aye
Mr. Heller	- Aye
Mr. Huelsebusch	- Aye
Mr. Panico	- Aye
Mayor Mueller	- Aye

**Contract Negotiations / Hawk Strategies**

Mayor Mueller stated that this matter remains in Executive Session.

**Contract Negotiations / Block 1, Lot 1 and Block 3, Lot 1 (SQ Properties LLC)**

Mayor Mueller stated that this matter remains in Executive Session.

**Contract Negotiations / Block 46, Lot 6 (Dowling-Volk)**

Mayor Mueller stated that this matter remains in Executive Session.

***Contract Negotiations / Agricultural Maintenance Agreement***

- ~ DiGeronimo
- ~ Doyle
- ~ Guenther
- ~ Quick

***A MOTION*** was made by Mr. Panico to approve the Agricultural Maintenance Agreement with John DiGeronimo, seconded by Mr. Huelsebusch and on Roll Call vote the following was recorded:

Mr. Albanese	-Aye
Mr. Heller	- Aye
Mr. Huelsebusch	- Aye
Mr. Panico	- Aye
Mayor Mueller	- Aye

***A MOTION*** was made by Mr. Panico to approve the Agricultural Maintenance Agreement with Erick Doyle, seconded by Mr. Huelsebusch and on Roll Call vote the following was recorded:

Mr. Albanese	-Aye
Mr. Heller	- Aye
Mr. Huelsebusch	- Aye
Mr. Panico	- Aye
Mayor Mueller	- Aye

***A MOTION*** was made by Mr. Panico to approve the Agricultural Maintenance Agreement with Fred Guenther, seconded by Mr. Huelsebusch and on Roll Call vote the following was recorded:

Mr. Albanese	-Aye
Mr. Heller	- Aye
Mr. Huelsebusch	- Aye
Mr. Panico	- Aye
Mayor Mueller	- Aye

***A MOTION*** was made by Mr. Panico to approve the Agricultural Maintenance Agreement with Barry Quick, seconded by Mr. Huelsebusch and on Roll Call vote the following was recorded:

Mr. Albanese	-Aye
Mr. Heller	- Aye
Mr. Huelsebusch	- Aye
Mr. Panico	- Aye
Mayor Mueller	- Aye

***Contract Negotiations/ Van Cleef Engineering (Proposal for Survey and Wetlands Work Block 46, Lot 5.07)***

Mayor Mueller stated that this matter remains in Executive Session.

***Contract Negotiations / Van Cleef Engineering (MS4 Stormwater GIS Mapping)***

***A MOTION*** was made by Mr. Panico to approve the contract with Van Cleef Engineering for the MS4 Stormwater GIS Mapping, seconded by Mr. Huelsebusch and on Roll Call vote the following was recorded:

Mr. Albanese	-Aye
Mr. Heller	- Aye
Mr. Huelsebusch	- Aye
Mr. Panico	- Aye
Mayor Mueller	- Aye

***Attorney-Client Privilege / Executive Session Minutes***  
***February 25, 2025***  
***February 27, 2025***  
***March 3, 2025***

***A MOTION*** was made by Mr. Panico to approve the Executive Session Minutes of February 25, 2025 for content only, seconded by Mr. Huelsebusch with a vote of ayes all, nays none recorded and one abstention.

***A MOTION*** was made by Mr. Panico to approve the Executive Session Minutes of February 27, 2025 for content only, seconded by Mr. Huelsebusch with a vote of ayes all, nays none recorded and two abstentions.

***A MOTION*** was made by Mr. Panico to approve the Executive Session Minutes of March 3, 2025 for content only, seconded by Mr. Huelsebusch with a vote of ayes all, nays none recorded and one abstention.

***Potential Litigation/388 Readington Realty Holdings vs Township of Readington***

***A MOTION*** was made by Mr. Panico to approve the Repayment Agreement between Readington Township and the Municipal Excess Liability Joint Insurance Fund, seconded by Mr. Huelsebusch and on Roll Call vote the following was recorded:

Mr. Albanese	-Aye
Mr. Heller	- Aye
Mr. Huelsebusch	- Aye
Mr. Panico	- Aye
Mayor Mueller	- Aye

***A MOTION*** was made by Mr. Panico to approve the Promissory Note between Readington Township and the Municipal Excess Liability Joint Insurance Fund, seconded by Mr. Huelsebusch and on Roll Call vote the following was recorded:

Mr. Albanese	-Aye
Mr. Heller	- Aye
Mr. Huelsebusch	- Aye
Mr. Panico	- Aye
Mayor Mueller	- Aye

***A MOTION*** was made by Mr. Panico to approve the Mutual Release Agreement, seconded by Mr. Huelsebusch and on Roll Call vote the following was recorded:

Mr. Albanese	-Aye
Mr. Heller	- Aye
Mr. Huelsebusch	- Aye
Mr. Panico	- Aye
Mayor Mueller	- Aye

***Potential Litigation / Affordable Housing***

Mayor Mueller stated that this matter remains in Executive Session.

***Contract Negotiations/ Block 43 Lot 1***

Mayor Mueller stated that this matter remains in Executive Session.

***CONSENT AGENDA:***

Mayor Mueller read the following statement:

*All items listed with an asterisk “\*” are considered to be routine by the Township Committee and will be enacted by one motion. There will be no separate discussion of these items unless a committee member or citizen requests, in which event the item will be removed from the General Order of Business and considered in its normal sequence on the agenda.*

Mayor Mueller requested to remove *Item #2* from the Consent Agenda.

1. \* **APPROVAL OF MINUTES** of meeting of February 25, 2025, February 27, 2025 and March 3, 2025
2. \* *Application for Blue Light Permit (Henry Lee)*
3. \* *Application for Blue Light Permit (Sam Lee)*
4. \* **Resolution of Approval of LOSAP Contribution List for Y2024**

**#R-2025-80**

**TOWNSHIP OF READINGTON**

**APPROVAL OF LOSAP LISTS FOR Y2024**

**WHEREAS**, the Township of Readington created a Public Safety Length of Service Award Program (LOSAP) through Ordinance #08-99 (amended in its entirety 8-5-2002 by Ordinance #31-2002) and voted upon via referendum on November 2, 1999 and

**WHEREAS**, in accordance with NJAC 5:30-14.10, the Governing Body must annually approve the LOSAP contribution list; and

**WHEREAS**, said attached list has been reviewed and found to be accurate; and

**WHEREAS**, the total amount of payment for Readington Volunteer Fire Company, Whitehouse Fire Co No. 1, Three Bridges Volunteer Fire Company members and the Whitehouse Rescue Squad members is \$135,850.00.

**NOW, THEREFORE, BE IT RESOLVED**, that the Township Committee of the Township of Readington does hereby approve the 2024 LOSAP contribution list in the amount of \$135,850.00.

5. \***Payment of Bills** – (Complete bill list is on file in Clerk’s Office)

<b><u>Fund Description</u></b>	<b><u>Fund No.</u></b>	<b><u>Received Total</u></b>
GENERAL	4-01	\$ 70,899.04
SEWER UTILITY OP FUND	4-02	\$ 32,971.92
GENERAL	5-01	\$ 1,017,858.05
SEWER UTILITY OP FUND	5-02	\$ 146,099.59
GENERAL	G-01	\$ 30,368.75
OTHER TRUST	X-03	\$ 77,753.73
PAYROLL DEDUCTIONS	X-06	\$ 201,876.37
2021 CAP IMPROVEMENTS	X-21	\$ 1,908.00
2022-14 VARIOS CAPITALS	X-22	\$ 162.00
2024 ORD	X-21	\$ 8,546.00
<b>TOTAL OF ALL FUNDS</b>		<b>\$ 1,588,443.45</b>

**A MOTION** was made by Mr. Panico to approve the Consent Agenda, seconded by Mr. Huelsebusch and on Roll Call vote the following was recorded:

Mr. Albanese -Aye (abstained from approval of February 27, 2025 minutes)  
Mr. Heller - Aye (abstained from approval of all minutes)  
Mr. Huelsebusch - Aye  
Mr. Panico - Aye  
Mayor Mueller - Aye

**COMMENTS FROM THE PUBLIC** for items listed on the agenda only

There were none.

**PUBLIC HEARING**

1. ***An Ordinance Amending Ordinance #25-2024 Authorizing the Acquisition of Certain Real Property known as Block 21 Lot 4 in the Township of Readington, Hunterdon County from Solis- Ordinance #03-2025***

A **MOTION** was made by Mr. Panico to adjourn the regular meeting to hold a Public Hearing, seconded by Mr. Heller with a vote of ayes all, nays none recorded.

Clerk read by Title:

***AN ORDINANCE AMENDING ORDINANCE #25-2024 AUTHORIZING THE ACQUISITION OF CERTAIN REAL PROPERTY KNOWN AS BLOCK 21, LOT 4 IN THE TOWNSHIP OF READINGTON, HUNTERDON COUNTY FROM SOLIS***

***Ordinance #03-2025***

Mayor Mueller asked if there were any comments from the governing body.

Mr. Heller inquired about the additional expenses that were incurred by the Township for the acquisition of the property.

Mayor Mueller asked if there were any comments from the public.

There were none.

A **MOTION** was made by Mr. Panico to close the Public Hearing and open the regular meeting, seconded by Mr. Albanese with a vote of ayes all, nays none recorded.

A **MOTION** was made by Mr. Panico to adopt this ordinance, seconded by Mr. Huelsebusch and on Roll Call vote the following was recorded:

Mr. Albanese -Aye  
Mr. Heller - Nay  
Mr. Huelsebusch - Aye  
Mr. Panico - Aye  
Mayor Mueller - Aye

2. ***An Ordinance of the Township of Readington Amending Section 187-26 (Allocation of Sewer Capacity) of Chapter 187 (Sewers) of the Municipal Code- Ordinance #04-2025***

A **MOTION** was made by Mr. Panico to adjourn the regular meeting to hold a Public Hearing, seconded by Mr. Heller with a vote of ayes all, nays none recorded.

Clerk read by Title:

***AN ORDINANCE OF THE TOWNSHIP OF READINGTON AMENDING SECTION 187-26 (ALLOCATION OF SEWER CAPACITY) OF CHAPTER 187 (SEWERS) OF THE MUNICIPAL CODE***



**ORDINANCE #04-2025**

Mayor Mueller asked if there were any comments from the governing body.

Mr. Heller commented that there was not a discussion by the full Committee regarding the dissolution of the Sewer Advisory Committee.

Mayor Mueller asked if there were any comments from the public.

There were none.

*A MOTION* was made by Mr. Panico to close the Public Hearing and open the regular meeting, seconded by Mr. Albanese with a vote of ayes all, nays none recorded.

*A MOTION* was made by Mr. Panico to adopt this ordinance, seconded by Mr. Huelsebusch and on Roll Call vote the following was recorded:

Mr. Albanese	-Aye
Mr. Heller	- Nay
Mr. Huelsebusch	- Aye
Mr. Panico	- Aye
Mayor Mueller	- Aye

**3. *An Ordinance Amending and Supplementing the Readington Township Salary Ordinance for Officers and Employees of the Township of Readington- Ordinance #05-2025***

*A MOTION* was made by Mr. Panico to adjourn the regular meeting to hold a Public Hearing, seconded by Mr. Heller with a vote of ayes all, nays none recorded.

Clerk read by Title:

***AN ORDINANCE AMENDING AND SUPPLEMENTING THE READINGTON TOWNSHIP SALARY ORDINANCE FOR OFFICERS AND EMPLOYEES OF THE TOWNSHIP OF READINGTON***

**ORDINANCE # 05-2025**

Mayor Mueller asked if there were any comments from the governing body.

There were none.

Mayor Mueller asked if there were any comments from the public.

There were none.

*A MOTION* was made by Mr. Panico to close the Public Hearing and open the regular meeting, seconded by Mr. Albanese with a vote of ayes all, nays none recorded.

*A MOTION* was made by Mr. Panico to adopt this ordinance, seconded by Mr. Huelsebusch and on Roll Call vote the following was recorded:

Mr. Albanese	-Aye
Mr. Heller	- Aye
Mr. Huelsebusch	- Aye
Mr. Panico	- Aye
Mayor Mueller	- Aye

**4. *An Ordinance to Exceed the Municipal Budget Appropriations Limits and to Establish a Cap Bank (N.J.S.A. 40A:4-45.14)- Ordinance #06-2025***

A **MOTION** was made by Mr. Panico to adjourn the regular meeting to hold a Public Hearing, seconded by Mr. Heller with a vote of ayes all, nays none recorded.

Clerk read by Title:

**ORDINANCE TO EXCEED THE MUNICIPAL BUDGET APPROPRIATION LIMITS  
AND TO ESTABLISH A CAP BANK  
(N.J.S.A. 40A: 4-45.14)**

**Ordinance #06-2025**

Mayor Mueller asked if there were any comments from the governing body.

There were none.

Mayor Mueller asked if there were any comments from the public.

There were none.

A **MOTION** was made by Mr. Panico to close the Public Hearing and open the regular meeting, seconded by Mr. Albanese with a vote of ayes all, nays none recorded.

A **MOTION** was made by Mr. Albanese to adopt this ordinance, seconded by Mr. Panico and on Roll Call vote the following was recorded:

Mr. Albanese	-Aye
Mr. Heller	- Aye
Mr. Huelsebusch	- Aye
Mr. Panico	- Aye
Mayor Mueller	- Aye

**CORRESPONDENCE / OTHER INFORMATION**

1. Notice of Public Hearing on March 31, 2025, in the *Matter of the Petition of Jersey Central Power & Light Company for Approval of an Infrastructure Investment Program II*. - No action taken

Deputy Mayor Panico spoke to correspondence just received today regarding a Public Hearing of the Branchburg Township Planning Board on March 25, 2025 at 7:30 p.m.on an application for a manufacturing facility on Block 17 Lot 1 which is on County Line Road.

**OLD BUSINESS**

There was none.

**NEW BUSINESS**

1. **2024 Environmental Commission Report**

Robert Becker, Chair of the Environmental Commission was present to review the work done by the Environmental Commission for 2024 and their goals for 2025.

The Committee thanked Mr. Becker and the members of the Commission for all their efforts.

A **MOTION** was made by Mr. Panico to accept the 2024 Environmental Commission Report, seconded by Mr. Huelsebusch with a vote of ayes all, nays none recorded.

2. **Application for Special Events Permit / Carlos Amarilla -Loading of Shipping Container**

*A MOTION* was made by Mr. Panico to approve the Special Event Permit, seconded by Mr. Huelsebusch and on Roll Call vote the following was recorded:

Mr. Albanese -Aye  
Mr. Heller - Aye  
Mr. Huelsebusch - Aye  
Mr. Panico - Aye  
Mayor Mueller - Aye

**3. *Request to Hold 2025 Annual Coin Toss Fundraiser / Whitehouse Rescue Squad***

*A MOTION* was made by Mr. Panico to approve the 2025 Coin Toss Fundraiser for Whitehouse Rescue Squad, seconded by Mr. Huelsebusch and on Roll Call vote the following was recorded:

Mr. Albanese -Aye  
Mr. Heller - Aye  
Mr. Huelsebusch - Aye  
Mr. Panico - Aye  
Mayor Mueller - Aye

**4. *NJ State Firefighter's Association Application for Membership (David Brown)*  
*NJ State Firefighter's Association Application for Membership (Daniel Smith)***

*A MOTION* was made by Mayor Mueller to approve the NJ State Firefighter's Association applications, seconded by Mr. Panico and on Roll Call vote the following was recorded:

Mr. Albanese -Aye  
Mr. Heller - Aye  
Mr. Huelsebusch - Aye  
Mr. Panico - Aye  
Mayor Mueller - Aye

**5. *Resolution Authorizing for the Imposition of a Charge to be added to any Account where a Tendered Payment of such Account was Dishonored by a Bank or Depository Institution***

The following resolution was offered for consideration:

**#R-2025-81**

***RESOLUTION AUTHORIZING FOR THE IMPOSITION OF A CHARGE TO BE ADDED TO ANY ACCOUNT OWING TO THE MUNICIPALITY WHERE A TENDERED PAYMENT OF SUCH ACCOUNT WAS DISHONORED BY A BANK OR DEPOSITORY INSTITUTION***

***WHEREAS***, N.J.S.A. 40:5-18 has been enacted to allow a municipality the authority to impose a charge to be added to any account owing to the municipality where a tendered payment of such account was dishonored by a bank or depository institution; and

***NOW THEREFOR, BE IT RESOLVED***, that the Mayor and Township Committee of the Township of Readington, County of Hunterdon, State of New Jersey hereby authorizes the Township Officials, to impose a fee of \$20.00 for a tendered payment that was dishonored by a bank or depository institution during the current fiscal year; and

***BE IT FURTHER RESOLVED***, that the Township Officials may require future payments to be tendered in certified check, cashier's check or cash; and

**Resolution #R-2025-81 cont'd:**

**BE IT FURTHER RESOLVED**, that a certified copy of this Resolution be forwarded to all Department Heads and the Municipal Auditor.

A **MOTION** was made by Mr. Panico to adopt this resolution, seconded by Mr. Huelsebusch and on Roll Call vote the following was recorded:

Mr. Albanese -Aye  
 Mr. Heller - Aye  
 Mr. Huelsebusch - Aye  
 Mr. Panico - Aye  
 Mayor Mueller - Aye

**6. An Ordinance Amending and Supplementing the Readington Township Salary Ordinance for Officers and Employees of the Township of Readington**

The following ordinance was offered for introduction:

**An Ordinance Amending and Supplementing the Readington Township Salary Ordinance for Officers and Employees of the Township of Readington**

**ORDINANCE #07-2025**

	<b>Min.</b>	<b>Max.</b>
<b>GOVERNING BODY</b>		
MAYOR	\$1	\$11,000
TOWNSHIP COMMITTEE MEMBER	\$1	\$10,000
<b>EXECUTIVE STAFF</b>		
TOWNSHIP ADMINISTRATOR	\$100,000	<del>\$175,000</del> \$200,000
TOWNSHIP CLERK	\$80,000	<del>\$125,000</del> \$165,000
ASSISTANT TOWNSHIP ADMINISTRATOR	\$80,000	<del>\$110,000</del> \$145,000
ASSISTANT TO THE TOWNSHIP ADMINISTRATOR	\$70,000	<del>\$100,000</del> \$125,000
DEPUTY MUNICIPAL CLERK	\$55,000	<del>\$95,000</del> \$115,000
<b>DEPARTMENT MANAGERS</b>		
CHIEF FINANCIAL OFFICER	\$110,000	<del>\$165,000</del> \$175,000
DIRECTOR OF PUBLIC SAFETY	\$135,000	\$165,000
CHIEF OF POLICE	\$135,000	<del>\$165,000</del> \$215,000
DIRECTOR OF PUBLIC WORKS	\$100,000	<del>\$145,000</del> \$165,000
DIRECTOR OF LAND USE & DEVELOPMENT	\$80,000	<del>\$125,000</del> \$165,000
DIRECTOR OF RECREATION	\$75,000	<del>\$125,000</del> \$165,000
CONSTRUCTION CODE OFFICIAL	\$75,000	<del>\$125,000</del> \$165,000
DIRECTOR OF HOUSING & SOCIAL SERVICES	\$70,000	<del>\$100,000</del> \$165,000
COURT ADMINISTRATOR	\$50,000	<del>\$85,000</del> \$165,000
LIBRARIAN	\$35,000	<del>\$75,000</del> \$165,000
<b>SUPERVISORY STAFF</b>		
POLICE CAPTAIN	\$165,000	\$175,000
ASSISTANT DIRECTOR OF PUBLIC WORKS	\$100,000	\$125,000
ROAD SUPERVISOR	\$90,000	<del>\$115,000</del> \$125,000
TAX COLLECTOR	\$85,000	<del>\$115,000</del> \$125,000
TAX ASSESSOR	\$85,000	<del>\$115,000</del> \$125,000
DEPUTY TREASURER	\$65,000	\$95,000
ASSISTANT DIRECTOR OF RECREATION	\$65,000	\$105,000
PLANNING BD & BD OF ADJUSTMENT SECRETARY	\$55,000	\$90,000
<b>SUPPORT STAFF</b>		
SECRETARY TO TOWNSHIP ADMINISTRATOR	\$40,000	\$75,000

**Ordinance #07-2025 cont'd:**

ADVISORY COMMITTEE SECRETARY	\$30,000	\$80,000
ASSISTANT TAX ASSESSOR	\$10,000	\$50,000
ADMINISTRATIVE ASSISTANT – ALL DEPT'S	\$40,000	<del>\$65,000</del> \$80,000
FIRE OFFICIAL	\$60,000	\$90,000
ZONING OFFICIAL	\$55,000	\$75,000
TECHNICAL ASSISTANT – CONSTRUCTION CODE	\$45,000	\$70,000
DEPUTY COURT ADMINISTRATOR	\$40,000	\$55,000

**TECHNICAL PERSONNEL**

**SUB-CODE OFFICIALS**

BUILDING	}		
ELECTRICAL	}		
PLUMBING	}	\$30.00	\$65.00 P/H
MECHANICAL	}		
FIRE	}		

**INSPECTORS**

BUILDING	}		
ELECTRICAL	}		
PLUMBING	}	\$25.00	\$50.00 P/H
MECHANICAL	}		
FIRE	}		
ZONING/PROPERTY MAINTENANCE			

**PART-TIME PERSONNEL**

MUNICIPAL COURT JUDGE	\$25,000	\$45,000
SUBSTITUTE MUNICIPAL COURT JUDGE	\$150.00	<del>\$200.00</del> /Session \$300
FINANCE ASSISTANT	\$25.00	\$40.00 PH
MUSEUM ADMINISTRATOR	\$25.00	\$40.00 PH
LIBRARY OR MUSEUM ASSISTANT	\$15.00	\$30.00 PH
VIOLATIONS CLERK	\$18.00	<del>\$30.00</del> PH \$45.00
RECREATION COMMUNICATION/MARKETING	\$20.00	<del>\$35.00</del> PH \$40.00

**PUBLIC SAFETY**

EMERGENCY MANAGEMENT COORDINATOR	\$8,000	\$15,000
DEPUTY EMERGENCY MANAGEMENT COORDINATOR	\$2,500	\$10,000
SPECIAL POLICE OFFICER – CLASS II	\$20.00	<del>\$40.00</del> PH \$50.00
SPECIAL POLICE OFFICER - CLASS III/SRO	\$20.00	<del>\$40.00</del> PH \$50.00

**SEASONAL PERSONNEL**

SUPERVISOR – SUMMER PROGRAM	}		
ASSISTANT SUPERVISOR – SUMMER PROGRAMS	}		
PROGRAM COUNSELOR	}		
CONCESSION STAND ATTENDANT	}	<del>\$15.00</del>	<del>\$35.00</del> PH
PUBLIC FACILITIES MAINTENANCE LABORER	}	\$17.00	\$40.00 PH
SPORTS REFEREES/SCOREKEEPERS/CLOCK ATTENDANTS	}		
PUBLIC WORKS SEASONAL ASSISTANTS	}		

*All positions covered under a Collective Bargained Agreement can be found in the respective contracts on file in the Township Clerk's office.*

*All full-time positions can be converted to part-time by dividing the annual rate by 1,820. (35 hr. week by 52 weeks)*

The Committee discussed amending the ordinance to have all Directors up to the same maximum and remove any increase for the governing body.

*A MOTION* was made by Mr. Panico to introduce this ordinance as amended, seconded by Mr. Huelsebusch and on Roll Call vote the following was recorded:

Mr. Albanese -Aye  
 Mr. Heller - Aye  
 Mr. Huelsebusch - Aye  
 Mr. Panico - Aye  
 Mayor Mueller - Aye

The Public Hearing was scheduled for April 7, 2025 at 7:45 p.m.

**7. Resolution Authorizing Emergency Temporary Appropriations Prior to Adoption of 2025 Budget**

The following resolution was offered for consideration:

**#R-2025-82**

**Resolution Authorizing Emergency Temporary Appropriations Prior to Adoption of 2025 Budget**

**WHEREAS**, the 2025 Budget has not been adopted and additional appropriations are required in order to provide Township services until the 2025 Budget is adopted; and

**WHEREAS**, N.J.S.A. 40A:4-20 of the Local Budget Law authorizes the governing body by resolution adopted by a 2/3 vote of the full membership thereof to make emergency temporary appropriations for any purposes for which appropriations may lawfully be made for the period between the beginning of the current fiscal year and the date of the adoption of the budget for said year.

**NOW, THEREFORE, BE IT RESOLVED** by the Township Committee of the Township of Readington in the County of Hunterdon, New Jersey, that the following emergency temporary appropriations be made for the year 2025:

<u>Account</u>	<u>Adopted Temporary</u>	<u>Amended Temporary</u>
Tax Map Revisions	\$250	\$4,000
Land Use OE	\$3,000	\$8,000
Uniform Const Code OE	\$5,000	\$20,000
Tax Assessment OE	\$1,625	\$4,000
Court S&W	\$35,000	\$50,000
Buildings & Grounds S&W	\$80,000	\$100,000
Buildings & Grounds OE	\$30,500	\$50,000
Group Insurance	\$800,000	\$1,400,000
Police S&W	\$950,000	\$1,200,000
Snow Removal	\$10,000	\$200,000
Vehicle Maintenance	\$75,000	\$100,000
Museum S&W	\$6,700	\$12,500
Gasoline	\$37,500	\$90,000
SEWER UTILITY		
Readington Lebanon SA	\$335,000	\$475,000

*A MOTION* was made by Mr. Panico to adopt this resolution, seconded by Mr. Huelsebusch and on Roll Call vote the following was recorded:

Mr. Albanese -Aye  
 Mr. Heller - Aye  
 Mr. Huelsebusch - Aye  
 Mr. Panico - Aye  
 Mayor Mueller - Aye

**8. Resolution to Authorize Budget Appropriation Transfers**

The following resolution was offered for consideration:

**#R-2025-83**

**TOWNSHIP OF READINGTON**

**RESOLUTION TO AUTHORIZE BUDGET APPROPRIATION TRANSFERS**

**WHEREAS**, certain transfers of funds for various 2024 budget appropriations are necessary to cover anticipated expenditures; and

**WHEREAS**, *N.J.S.A. 40A:4-58* provides for transfer of appropriations with an excess over and above the amount deemed necessary to fulfil their purposes to those appropriations deemed to be insufficient; and

**WHEREAS**, the appropriations subject to fund transfers hereby are not within those restricted by *N.J.S.A. 40A:4-58* for transfer purposes.

**NOW THEREFORE BE IT RESOLVED**, by the Township Committee of the Township of Readington that the Chief Financial Officer shall and is hereby authorized to make transfers between appropriation accounts of the 2024 Municipal Budget as follows:

<b>Appropriation Reserves</b>	<b>FROM</b>	<b>TO</b>
Streets & Roads – S&W	\$186,500	
Kely Bill – Snow Removal	\$27,500	
Snow Removal		\$214,000
<b>TOTAL</b>		
	<b>\$214,000</b>	<b>\$214,000</b>

**A MOTION** was made by Mr. Panico to adopt this resolution, seconded by Mr. Huelsebusch and on Roll Call vote the following was recorded:

Mr. Albanese -Aye  
 Mr. Heller - Aye  
 Mr. Huelsebusch - Aye  
 Mr. Panico - Aye  
 Mayor Mueller - Aye

**9. Application for Special Events Permit / Readington Brewery 2025 Events**

Mr. Albanese noted the comments and concerns made by the Director of Land Use and Development.

**A MOTION** was made by Mr. Albanese to approve the Special Event Permit with the comments noted by the Director of Land Use, seconded by Mr. Heller and on Roll Call vote the following was recorded:

Mr. Albanese -Aye  
 Mr. Heller - Aye  
 Mr. Huelsebusch - Aye  
 Mr. Panico - Aye  
 Mayor Mueller - Aye

10. \* *Resolution of Approval of LOSAP Contribution List for Y2024*

This matter was addressed under the Consent Agenda.

***ADMINISTRATOR'S REPORT***

Administrator Sheola provided farewell comments reflecting on his time served at the Township and what has been accomplished. He commended the Department Heads, Administrative Township Employees, Police Officers, Public Works Employees, Chiefs and Volunteers of the Emergency Services and all Volunteer Committees for their hard work and dedication to the Township.

The Committee thanked Mr. Sheola for his service to the Township.

***ATTORNEY'S REPORT***

Attorney Corsini stated that he had nothing further to report.

***COMMITTEE REPORTS***

**JOHN ALBANESE**

Mr. Albanese stated that he had nothing further to report.

**JONATHAN HELLER**

Mr. Heller reported that Raritan Headwaters will be sponsoring a stream cleanup on April 12<sup>th</sup> and that more information is available on their website.

**JUERGEN HUELSEBUSCH**

Mr. Huelsebusch reported that the SADC (State Agriculture Development Association) will be issuing new guidelines regarding appraisals which will make it more advantageous for farmers to preserve their land. He also reported on upcoming Open Space walks and Traffic Safety meetings.

Mayor Mueller acknowledged that going forward Mr. Huelsebusch will be reporting on Parks and reports on Traffic Safety will be done by Deputy Mayor Panico.

**ADAM MUELLER**

Mayor Mueller congratulated Gerri Bellek on her retirement from the construction department and thanked her for her years of service and dedication to the Township. He also read the following proclamation and thanked Mr. Hollowell and his team from Hidden Hollow Acres for their time and donation to the Township.

***TOWNSHIP OF READINGTON  
PROCLAMATION***

***WHEREAS***, Matthew Hollowell is a valued and dedicated member of the Readington Community; and

***WHEREAS***, the Township of Readington dedicated the 1<sup>st</sup> LT Dale Haver Greenway in May 2024; and

***WHEREAS***, the 1<sup>st</sup> LT Dale Haver Greenway consists not only of open space and a baseball field and a monument dedicated to 1<sup>st</sup> LT Dale Haver (KIA – 1969)

***WHEREAS***, the monument lacked a flagpole and American flag; and



**WHEREAS**, Matthew arranged for the purchase and installation of a flagpole and American flag for the monument at his own expense; and

**NOW, THEREFORE, BE IT RESOLVED**, that the Township Committee of the Township of Readington hereby commends Matthew Hollowell for his dedication to Readington and patriotism for the acquisition and installation of the flagpole and American flag for the 1<sup>st</sup> LT Dale Haver Greenway.

**A MOTION** was made by Mr. Panico to approve the proclamation, seconded by Mr. Huelsebusch and on Roll Call vote the following was recorded:

Mr. Albanese	-Aye
Mr. Heller	- Aye
Mr. Huelsebusch	- Aye
Mr. Panico	- Aye
Mayor Mueller	- Aye

**VINCENT PANICO**

Deputy Mayor Panico reported on upcoming museum events and spoke to the correspondence from JCP&L regarding cost increases and stated that they are looking for alternative solutions.

**COMMENTS FROM THE PUBLIC**

Deputy Mayor Panico spoke to Mr. Sheola's 50 years of Public Service and thanked him for his dedication to the Township.

**COMMENTS FROM THE GOVERNING BODY**

As there was no further business, **A MOTION** was made by Mr. Panico at 9:30 p.m. to adjourn the meeting, seconded by Mr. Huelsebusch with a vote of ayes all, nays none recorded.

Submitted by:

Ann Marie Lehberger, *RMC*  
Acting Municipal Clerk