

**WARREN COUNTY MUNICIPAL AND CHARITABLE CONSERVANCY  
TRUST FUND COMMITTEE**  
500 Mt. Pisgah Avenue  
Oxford, NJ 07863

**MINUTES OF THE MEETING OF  
October 1, 2018**

**CALL TO ORDER:** Charles Fineran opened the meeting at 7:32 p.m., read the Open Public Meeting Notice, and led the Pledge of Allegiance.

**ROLL CALL:**

<b>Members Present:</b> Jean Smolha	Nancy Miller	Robert Vetrecin	Richard Ohl
Charles Fineran	Daniel Kubik	Ingrid Gray	Timothy Bodine
Susan Beall	David Smith	Carren Thomas	

**Members Absent:** Todd Tersigni

**Guests:** Mary Renaud, Lisa Strutin, Joseph Flynn, Michael Margulies, Matthew Hall, Tara St. Angelo, James Britt

**Staff Present:** Corey Tierney, Christina Roberts

**Minutes:** The September 10, 2018 minutes were reviewed. Mr. Vetrecin motioned, seconded by Mr. Smith to approve the minutes as presented with Mr. Ohl abstaining. Motion carried.

**CORRESPONDENCE**

Shabbecong Project Amendment - Matthew Hall and Tara St. Angelo attended the meeting to request an amendment to their open space project that was awarded last year. Washington Borough was awarded \$135,000 in MCCTFC grant funds to preserve a 126-acre tract known as Shabbecong Mountain Preserve. The property owner rejected the Borough's offer. Due to negotiations, the Borough is requesting a reduction to 83.5-acres in open space being preserved, while retaining the awarded funding amount. The property owner is proposing to subdivide a portion of the property for open space and the remainder will be developed as a cemetery and some small lot, single family homes. The Borough is awaiting the Certified Market Value from Green Acres to finalize the contract.

Mr. Vetrecin inquired if the sewage treatment plant and Pohatcong Creek could handle the increased effluent that would be generated by the new homes. Mr. Hall stated that the Borough is not operating at full capacity and increased use would not be an issue.

The Borough entered into a settlement agreement with the property owner to restrict development to 50 single family homes. Ms. Miller requested a concept plan for the 50 homes and copy of the settlement agreement. Ms. Miller motioned, seconded by Ms. Beall to table the discussion until requested documents can be provided.

Roll Call: "Yes" to table the amendment for Shabbecong Mountain Preserve until the requested documents are received.

Ingrid Gray - No  
Daniel Kubik - No  
Timothy Bodine - Yes  
David Smith - No

Robert Vetrecin - No  
Carren Thomas - No  
Charles Fineran - No  
Jean Smolha - Yes

Susan Beall - Yes  
Richard Ohl - No  
Nancy Miller - Yes

Totals: Yes: 4, No: 7, Abstain: 0; Motion carried.

Mr. Fineran proposed the Committee votes on the project, pending Mr. Tierney's receipt of the concept plan and settlement agreement. Ms. St. Angelo has copies of both and will provide them to Mr. Tierney. Ms. Miller motioned, seconded by Mr. Ohl to approve the proposed agreement amendment for Shabbecong Mountain Preserve, pending the requested documents are provided to Mr. Tierney.

Roll Call: "Yes" to approve the proposed agreement amendment, pending receipt of the concept plan and settlement agreement.

Ingrid Gray - Yes  
Daniel Kubik - Yes  
Timothy Bodine - Yes  
David Smith - Yes

Robert Vetrecin - Yes  
Carren Thomas - Yes  
Charles Fineran - Yes  
Jean Smolha - Yes

Susan Beall - Yes  
Richard Ohl - Yes  
Nancy Miller - Yes

Totals: Yes: 11, No: 0, Abstain: 0; Motion carried.

Ms. Gray left the meeting at 8:06 pm. due to illness.

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## MUNICIPAL & CHARITABLE CONSERVANCY TRUST FUND COMMITTEE AWARDS

To begin the award process, straw polls will be done to determine what projects will receive full or partial funding. An official vote will be completed at the end of the meeting to finalize award amounts.

### Rutherford Hall

Roll Call: Full, Partial, or None that **Rutherford Hall** receives their full request of \$147,473.

Robert Vetrecin - Full  
Carren Thomas - Full  
Charles Fineran - Abstain  
Jean Smolha - Full

Susan Beall - Full  
Richard Ohl - Full  
Nancy Miller - Full

Daniel Kubik - Full  
Timothy Bodine - Full  
David Smith - Full

Totals: Full: 9, Partial: 0, None: 0, Abstain: 1.

**Belvidere Community Center** requested \$3,000 in their application, but their presentation listed \$4,000 as their request (with \$1,000 for contingencies).

**Belvidere Community Center**

Roll Call: Full, Partial, or None that **Belvidere Community Center** receives their initial request of \$3,000.

Robert Vetrecin - Full	Susan Beall - Full	Daniel Kubik - Full
Carren Thomas - Full	Richard Ohl - Full	Timothy Bodine - Full
Charles Fineran - Full	Nancy Miller - Full	David Smith - Full
Jean Smolha - Full		

Totals: Full: 10, Partial: 0, None: 0, Abstain: 0.

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**Second & Hardwick Street Improvement Project** - Mr. Fineran noted that he feels this is an important project to enhance the appearance of the historic district, given the Town Belvidere is the County Seat. Mr. Smith agrees it is a needed improvement, but he does not feel the project meets the intent of the Committee and it is more in line with Town or County maintenance.

**Second & Hardwick Street Improvement Project**

Roll Call: Full, Partial, or None that **Second & Hardwick Street Improvement Project** receives their full request of \$66,447.58.

Robert Vetrecin - None	Susan Beall - Abstain	Daniel Kubik - None
Carren Thomas - None	Richard Ohl - None	Timothy Bodine - None
Charles Fineran - Full	Nancy Miller - None	David Smith - None
Jean Smolha - None		

Totals: Full: 1, Partial: 0, None: 8, Abstain: 1.

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**Independence Township Senior Center**

Roll Call: Full, Partial, or None that **Independence Township Senior Center** receives their full request of \$148,500.

Robert Vetrecin - Full	Susan Beall - Full	Daniel Kubik - Full
Carren Thomas - Full	Richard Ohl - Full	Timothy Bodine - Full
Charles Fineran - Full	Nancy Miller - Full	David Smith - Full
Jean Smolha - Full		

Totals: Full: 10, Partial: 0, None: 0, Abstain: 0.

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**Mount Bethel Community Center**

Roll Call: Full, Partial, or None that **Mount Bethel Community Center** receives their full request of \$150,000.

Robert Vetrecin - Partial	Susan Beall - Full	Daniel Kubik - Partial
Carren Thomas - Abstain	Richard Ohl - Full	Timothy Bodine - Full
Charles Fineran - Full	Nancy Miller - Full	David Smith - Full
Jean Smolha - Full		

Totals: Full: 7, Partial: 2, None: 0, Abstain: 1.

**Riegelsville Station** would be a total reconstruction; only part of the foundation currently remains. There was discussion regarding the timeframes of both the track and building being completed. Mr. Margulies believes the track will be done in time for the building to be completed, if awarded funding. Mr. Margulies also stated that the reconstruction would meet the Secretary of Interior's standards for historic restoration.

**Riegelsville Station**

Roll Call: Full, Partial, or None that **Riegelsville Station** receives their full request of \$202,500.

Robert Vetrecin - Partial	Susan Beall - Partial	Daniel Kubik - Full
Carren Thomas - Partial	Richard Ohl - Partial	Timothy Bodine - Partial
Charles Fineran - Partial	Nancy Miller - None	David Smith - Partial
Jean Smolha - Partial		

Totals: Full: 1, Partial: 8, None: 1, Abstain: 0.

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**Eckel's Autogiro** - The Committee expressed their concern that the building is only being used by the Department of Public Works and will not be regularly accessible to the public. Mr. Margulies stated that the township would open the site for visitation on specific occasions. The Scenic Byway Committee is pursuing funding to have interpretive signs installed along the Scenic Byway (Route 57) and have identified this as one of the sites. It was agreed that there should be interpretive signage at the site.

**Eckel's Autogiro**

Roll Call: Full, Partial, or None that **Eckel's Autogiro** receives their full request of \$55,125.

Robert Vetrecin - Partial	Susan Beall - None	Daniel Kubik - None
Carren Thomas - Partial	Richard Ohl - Partial	Timothy Bodine - None
Charles Fineran - None	Nancy Miller - None	David Smith - Partial
Jean Smolha - None		

Totals: Full: 0, Partial: 4, None: 6, Abstain: 0.

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**Adam Wandling Blacksmith Shop** - Application is for a cedar roof, which is historically accurate, but there are no current plans for interior of building.

**Adam Wandling Blacksmith Shop**

Roll Call: Full, Partial, or None that **Adam Wandling Blacksmith Shop** receives their full request of \$30,072.

Robert Vetrecin - Full	Susan Beall - None	Daniel Kubik - Full
Carren Thomas - Full	Richard Ohl - Abstain	Timothy Bodine - None
Charles Fineran - Partial	Nancy Miller - Partial	David Smith - Partial
Jean Smolha - None		

Totals: Full: 3, Partial: 3, None: 3, Abstain: 1.

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**Straw Polls** - Straw polls for all projects have been completed. For final awards, all fully funded projects will be voted on first and then the remaining funds will be voted on and awarded.

## FINAL VOTES

### **Rutherford Hall**

Roll Call: Full, Partial, or None that **Rutherford Hall** receives their full request of \$147,473.

Robert Vetrecin - Full  
Carren Thomas - Full  
Charles Fineran - Abstain  
Jean Smolha - Full

Susan Beall - Full  
Richard Ohl - Full  
Nancy Miller - Full

Daniel Kubik - Full  
Timothy Bodine - Full  
David Smith - Full

Totals: Full: 9, Partial: 0, None: 0, Abstain: 1. Motion carried. **Rutherford Hall** will receive \$147,473.

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### **Belvidere Community Center**

Roll Call: Full, Partial, or None that **Belvidere Community Center** receives \$4,000 (their initial request plus \$1,000 in contingencies).

Robert Vetrecin - Full  
Carren Thomas - Full  
Charles Fineran - Full  
Jean Smolha - Full

Susan Beall - Full  
Richard Ohl - Full  
Nancy Miller - Full

Daniel Kubik - Full  
Timothy Bodine - Full  
David Smith - Full

Totals: Full: 10, Partial: 0, None: 0, Abstain: 0. Motion carried. **Belvidere Community Center** will receive \$4,000.

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### **Independence Township Senior Center**

Roll Call: Full, Partial, or None that **Independence Township Senior Center** receives their full request of \$148,500.

Robert Vetrecin - Full  
Carren Thomas - Full  
Charles Fineran - Full  
Jean Smolha - Full

Susan Beall - Full  
Richard Ohl - Full  
Nancy Miller - Full

Daniel Kubik - Full  
Timothy Bodine - Full  
David Smith - Full

Totals: Full: 10, Partial: 0, None: 0, Abstain: 0. Motion carried. **Independence Township Senior Center** will receive \$148,500.

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### **Mount Bethel Community Center**

Roll Call: Full, Partial, or None that **Mount Bethel Community Center** receives their full request of \$150,000.

Robert Vetrecin - Full  
Carren Thomas - Abstain  
Charles Fineran - Full  
Jean Smolha - Full

Susan Beall - Full  
Richard Ohl - Full  
Nancy Miller - Full

Daniel Kubik - Full  
Timothy Bodine - Full  
David Smith - Full

Totals: Full: 9, Partial: 0, None: 0, Abstain: 1. Motion carried. **Mount Bethel Community Center** will receive \$150,000.

**Second & Hardwick Street Improvement Project** - Mr. Ohl motioned, seconded by Ms. Miller to not fund the Second & Hardwick Street Improvement Project.

**Second & Hardwick Street Improvement Project**

Roll Call: Partial or None - **Second & Hardwick Street Improvement Project** to not receive funding.

Robert Vetrecin - None  
Carren Thomas - None  
Charles Fineran - Partial  
Jean Smolha - None

Susan Beall - Abstain  
Richard Ohl - None  
Nancy Miller - None

Daniel Kubik - None  
Timothy Bodine - None  
David Smith - None

Totals: Partial: 1 None: 8, Abstain: 1. Motion carried. **Second & Hardwick Street Improvement Project** will not receive funding.

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**Partial Funding Awards** - There was discussion regarding how to award the remaining funds. It was suggested to partially fund Riegelsville Station and Adam Wandling Blacksmith Shop. There was enough money left that if the Riegelsville Station is partially funded, there are enough remaining funds for both the Adam Wandling Blacksmith Shop and Eckel's Autogiro Port to be fully funded.

The proposed awards would be \$150,000 for Riegelsville Station; \$30,072 for the Adam Wandling Blacksmith Shop; and \$55,125 for Eckel's Autogiro Port; with \$2,330 remaining. Mr. Ohl suggested the remaining balance of \$2,330 go to Riegelsville Station for a new award amount of \$152,330.

Roll Call: "Yes" or "No" that: **Riegelsville Station** receives **\$152,330**; **Eckel's Autogiro Port** receives **\$55,125** and **Adam Wandling Blacksmith Shop** receives **\$30,072**; leaving a balance of \$0 for carryover funds.

Robert Vetrecin - Yes  
Carren Thomas - Yes  
Charles Fineran - Yes  
Jean Smolha - Yes

Susan Beall - Yes  
Richard Ohl - Yes  
Nancy Miller - Abstain

Daniel Kubik - Yes  
Timothy Bodine - Yes  
David Smith - Yes

Totals: Yes: 9, No: 0, Abstain: 1. Motion carried.

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**Municipal and Charitable Conservancy Trust Fund Committee Awards are as follows:**

- Rutherford Hall - \$147,473**
- Belvidere Community Center - \$4,000**
- Independence Township Senior Center - \$148,500**
- Mount Bethel Community Center - \$150,000**
- Riegelsville Station - \$152,330**
- Eckel's Autogiro Port - \$55,125**
- Adam Wandling Blacksmith Shop - \$30,072**

**Grand Total of Awards: \$687,500**

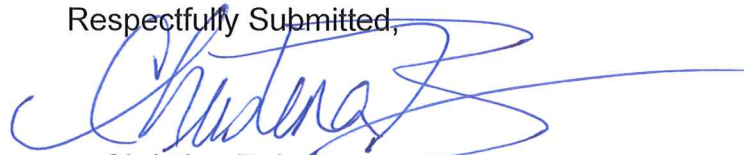
**NEXT MEETING:** The November meeting is canceled. The next meeting is scheduled for July 1, 2019.

**Membership Terms Expiring:** Mr. Vetrecin, Ms. Beall, and Ms. Thomas have all completed the second year of their two-year terms and were thanked for their service on the Committee.

**ADJOURN**

There being no further business, Mr. Ohl motioned, seconded by Ms. Miller to adjourn the meeting at 9:12 p.m. Motion carried.

Respectfully Submitted,

A handwritten signature in blue ink, appearing to read 'Christina Roberts', with a long horizontal flourish extending to the right.

Christina Roberts  
Administrative Clerk