

WALPACK MAYOR AND COMMITTEE
MINUTES
June 24, 2025

Opening Statement: Mayor Maglio stated, "This remote meeting is being held in compliance with the Open Public Meeting Act, having been duly advertised."

NOTE: The system employed by the Township of Walpack for conducting its remote public meeting affords the public the opportunity to both listen to, and participate in, the meeting by means of a simple dial-in process which has been made known to the public via an announcement on the Township website since the first remote meeting was announced.

Roll Call: Mayor Victor Maglio, Deputy Mayor Ken Bechtold, Committeeman James Heigis, MCFO Ashley Kannaley, Clerk Christine M. Von Oesen

Approval of Minutes:

Mayor Maglio requested a Motion to approve the April 29, 2025 Mayor and Committee meeting minutes. Motion by Committeeman Heigis. Second by Deputy Mayor Bechtold. All in Favor.

Resolutions:

Resolution R-27-25. Mayor Maglio requested a Motion to approve R-27-25, A resolution of the Township of Walpack adopting the 2025 Sussex County Hazard Mitigation Plan. Motion by Committeeman Heigis. Second by Deputy Mayor Bechtold. All in Favor.

Resolution R-28-25. Mayor Maglio requested a Motion to approve R-28-25, A resolution renewing Liquor License for the 2025-26 Licensing Term. Motion by Deputy Mayor Bechtold. Second by Mayor Maglio. Committeeman Heigis does not vote. Resolution passed.

Resolution R-29-25. Mayor Maglio requested a Motion to approve R-29-25, A resolution approving bills and vouchers for payment. Bills list attached. Motion by Committeeman Heigis. Second by Deputy Mayor Bechtold. All in Favor.

Mayor Maglio opened the floor for Public Comment:

Walpack Historical Society President Don Stead spoke regarding the schoolhouse roof. He stated that the tarp bought time. WHS members have spent over 100 hours researching options on how to fix the roof. Only small business roofers have responded. Due to government regulations, special licensing is required for this project, and this disqualifies many contractors. Slate roof estimates vary from \$66,000 to \$83, 000, with an additional \$12,000 to \$15,000 for the bell cupola. Mr. Stead requested information regarding township

resources. Mr. Stead added that new deck plywood underlayment is needed. Mayor Maglio thanked the Walpack Historical Society for their efforts to gather information. Mr. Stead asked about prevailing wage law and if it must be bid out over \$44,000. He asked if this could be competed in phases, and MCFO Kannaley replied that it could not. Clerk Von Oesen asked if there is a potential for a variance. CMFO relied that she will reach out to Attorney Keinz. One contractor tried to call the State, but found that all communication had to be online, which he was not able to do.

Regarding prevailing wage, CMFO Kannaley informed that it is set by the government, and is higher than what local contractors pay. Public bids are required if the project is over \$44,000, also advertising, publicly opened bids, etc. Anything over \$6,600 is over the quote threshold.

Bill Schwab asked if a meeting could be held with MCFO Kannaley and Attorney Keinz, to work on solutions for working under the government rules and regulations.

Mayor Maglio suggested that Attorney Keinz be asked about such a meeting. Mayor Maglio stated that the range to fix the roof is \$60,000 to \$83,000, plus the cost for the cupola bell tower, and according to contractors, the bell tower should be done first.

Mayor Maglio stated that we, as the Township, have to find a way to pay for the roof, and that suggestions and efforts by the WHS continue to be appreciated. It is a large sum of money.

Deputy Mayor Bechtold would like a meeting between the Walpack Mayor and Committee and the Walpack Historical Society to figure a way forward.

Mr. Schwab asked if Walpack has reserves to cover this project. Mayor Maglio responded that there are reserves, but not enough to cover the cost of this project. He would like to ask Attorney Keinz to confirm where we stand and what options we have. We need to know our options and know if there is flexibility. We need this information in order to frame further discussions.

CMFO Kannaley advised that this will be a multi year process. Walpack has a reserve, but will also need to use future money. Borrowing is not an option for Walpack.

Mayor Maglio added that the roof repair cost may fall entirely on the township, not the Walpack Historical Society. However, this does not preclude WHS from using the building in the future.

Mr. Schwab asked about grants. CMFO Kannalry said she would talk to Attorney Keinz the following day.

Mr. Schwab asked, if the WHS contracted the job, and was then reimbursed by the township, could the government regulations be avoided. If so, said Deputy Mayor Bechtold, the WHS could pursue fundraising and grants.

Mr. Stead noticed on the Walpack website that Walpack Township Committeewoman and Walpack Historical Society member Jen Wycalek, before she passed, served as the liaison between the Walpack Township Committee and the Walpack Historical Society. Mr. Stieh asked if a WHS member could fill that position. Deputy Mayor Bechtold suggested that he could fill that position.

Mr. Stead asked if the 2025 budget and the 2024 audit can be placed on the website. CMFO Kannaley advised that the 2024 audit is not yet available.

Mr. Stead requested to hear the content of the meeting between CMFO Kannaley and Attorney Kienz. CMFO Kannaley advised that the content of the meeting will first be shared with Mayor Maglio.

Mayor Maglio thanked the Walpack Historical Society for all their work.

Hearing no further comment, Mayor Maglio closed the floor to Public Comment.

Discussion:

Deputy Mayor Bechtold advised that the person who purchased the last two burial plots in the Walpack Cemetery has had them for quite some time, adding that the grass is in need of mowing. The Cemetery association pays for the mowing of the grass.

Mayor Maglio spoke about the Main Street Bridge. Mayor Maglio spoke with Congressman Kean. Not much has changed. Things are not moving. Congressman Kean advised that the Federal Highway Association is the responsible party.

Deputy Mayor Bechtold asked if there was any progress regarding the unpaid taxes. Mayor Maglio replied that about half of those taxes remain outstanding.

Hearing no further discussion, Mayor Maglio requested a Motion to adjourn. Motion by Committeeman Heigis. Second by Deputy Mayor Bechtold. All in Favor.

Respectfully submitted,

Christine M. Von Oesen, RMC
Clerk
Walpack Township