

Ana Minkoff

From: Debra Varnerin <davarnerin@gmail.com>
Sent: Monday, September 11, 2023 6:31 AM
To: apenna@bhpsnj.org
Cc: Angie Devanney; Ed Gallitelli; Carolyn George
Subject: Re: Lower Columbia Discussion

Hi Angela,

It's been a few days and I haven't heard back from you. I am going to start setting up meetings with the board to discuss Lower Columbia. If you have any concerns please let me know.

Best,
Debbie

On Wed, Sep 6, 2023 at 3:49 PM Debra Varnerin <davarnerin@gmail.com> wrote:

Hi Angela,

I hope this email finds you well. Angie and I would like to meet with the BoE to hear from them on what their concerns are regarding giving a portion of the property over to the Township. We want to make sure everyone has the facts and understands exactly what we are proposing.

Can we go ahead and set up 2 meetings with the board--3 members at each meeting--to discuss? If you would prefer to facilitate the meetings we don't have an issue with that. Please let us know which you would prefer.

All the best,
Debbie

Ana Minkoff

From: Debra Varnerin <davarnerin@gmail.com>
Sent: Monday, September 11, 2023 6:51 AM
To: gbradford@bhpsnj.org; tforegger@bhpsnj.org; pstanley@bhpsnj.org
Cc: Angie Devanney; Ed Gallitelli; Carolyn George
Subject: Lower Columbia Discussion

Good morning Gale, Tom, and Pam,

About a month or so ago I presented a plan to turf lower columbia to the Finance Committee. The Mayor and I thought it would be beneficial to meet with you all to review the details of our plan and discuss the possibility of signing a portion of BoE property to the township or entering into a lease agreement. We want to hear from everyone so we can move forward as informed partners and aligned on a much needed and long overdue project for our community.

We would like to meet with you this Friday, September 15th at 2pm in the Mayor's conference room. Please let us know if the day and time works for you.

All the best,
Debbie

Ana Minkoff

From: Debra Varnerin <davarnerin@gmail.com>
Sent: Monday, September 11, 2023 6:54 AM
To: Angie Devanney; Carolyn George; Ed Gallitelli
Subject: Fwd: Lower Columbia Discussion

Forgot to cc you on this one

----- Forwarded message -----

From: **Debra Varnerin** <davarnerin@gmail.com>
Date: Mon, Sep 11, 2023 at 6:53 AM
Subject: Lower Columbia Discussion
To: <apenna@bhpsnj.org>, jyoung@bhpsnj.org <jyoung@bhpsnj.org>, rcianciulli@bhpsnj.org <rcianciulli@bhpsnj.org>

Good morning Angela, Joy, and Robert,

About a month or so ago I presented a plan to turf lower columbia to the Finance Committee. The Mayor and I thought it would be beneficial to meet with you all to review the details of our plan and discuss the possibility of signing a portion of BoE property to the township or entering into a lease agreement. We want to hear from everyone so we can move forward as informed partners and aligned on a much needed and long overdue project for our community.

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All the best,
Debbie

Ana Minkoff

From: Debra Varnerin <davarnerin@gmail.com>
Sent: Monday, September 11, 2023 7:50 PM
To: Clifton, Ann
Cc: Carolyn George; Ed Gallitelli; Angie Devanney
Subject: Re: Turf Lower Columbia (TLC) Project

Let's me in person around 1pm.

Sent from my iPhone

On Sep 11, 2023, at 5:15 PM, Clifton, Ann <aclifton@bhpsnj.org> wrote:

Deb:

I can meet between 12:00pm and 2:30pm on Wednesday. Also, if it is easier for everyone- I can set up a Zoom Call on Wednesday. Thanks and please let me know your thoughts.

Ann B. Clifton
Director of 6-12 Health, Physical Education and Athletics
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175 Watchung Blvd. Berkeley Heights, NJ 07922
(908) 464-3100 ext. 2540
Include, Inspire and Empower

On Mon, Sep 11, 2023 at 6:57 AM Debra Varnerin <davarnerin@gmail.com> wrote:

Good morning Ann,

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Let me know and I can pop in at any time you are available (even if it's 7AM).

Best,
Debbie

Ana Minkoff

From: Sai Bhargavi Akiri <saibhargaviakiri@gmail.com>
Sent: Tuesday, September 12, 2023 1:26 PM
To: bh communitywatch
Cc: Angela Penna; jyoung; Angie Devanney; John Foster; Foregger, Thomas; Khanna, Dipti; Gale Bradford; Susan Poage; Manuel Couto; Jeff Varnerin; Jeanne Kingsley; Jordan Hyman; Pamela Stanley; Cianciulli, Robert; Paul Donnelly; Natasha Joly; Maciejewski, Tom; Margaret Illis; Bill Machado; Steve Mondragon; Liza Viana; Ana Minkoff
Subject: Re: Turf Field at CMS
Attachments: July 18, 2023 Finance and Facilities Committee Minutes Excerpt.jpeg

Thank you John for sharing your thoughts on this.

I believe this is a proposal from the Berkeley Heights Recreation Commission. See attached **July 18, 2023, Finance and Facilities Committee Minutes excerpt**.

The BH Recreation Commission presented a proposal regarding installing a turf field at Lower Columbia. The **proposed plan would require either a lease agreement with the Board of Education or a donation of land by the Board to the town.**

Per the finance and facilities committee minutes from July 18, 2023 at 6:00PM

CMS Turf Field

- Ms. Varnerin and Ms. George from the Berkeley Heights Recreation Commission presented a proposal regarding the installation of a turf field at lower Columbia. The proposed plan would require either a lease agreement with the Board of Education or a donation of land by the Board to the town.
- Mrs. Penna responded that the proposal would be presented to the full board for discussion.
- Mr. Cianculli expressed **concern that the prior Board had already decided not to transfer the land to the town and asked what had changed that the request was being made again.**
- Ms. Varnerin and Ms. George left the meeting at **approx. 6:45pm.**

As I have indicated earlier on Berkeley Heights Community Watch there are multiple concerns with a proposal like this:

"Per Laura Kapuscinski's article on August 29, The Turf Field at CMS was discussed but would need to include a land lease from the BOE to the Township. We don't know why the Recreation Committee expects the School District to give away what is a valuable piece of land to the Town for free. With all the Affordable Housing units and Pilots agreed upon by the Town and a Budget that can be described as a mess, this is not the time for the District to give things away. We have many new students coming into our schools from developments that are not required to pay taxes to the school. Also, we wonder whether giving the Turf field to the town opens up its use to pretty much anyone and the implications this might have for the district's athletics programs. These are questions the public would be able to ask if these important discussions occurred out in the open instead of behind closed doors." See attached article <https://bhcommunitywatch.com/.../berkeley-heights-boe.../>

Unsure as to why both the governing bodies need to discuss the acquisition of public land in private sessions and NOT at the town council meeting or a public board meeting?

Per my understanding, the Berkeley Heights Board of Education ground staff maintains this piece of land in the lower Columbia field. One of my biggest concerns with any proposed land lease agreement or transfer of public land from schools to the township is accessibility for athletics programs. I believe once a land lease or transfer is approved the scheduling of events is taken over by BH Recreation Commission from BH Public Schools.

I am still researching and can add to the discussion on this proposal if it's still on for consideration.

As every elected representative, our township council, and board of education members have a **fiduciary responsibility to the constituents of our community**. Our community expects the board and town council to do the due diligence, deliberate publicly, and then vote on any proposals for the acquisition/transfer of public land.

Per the **Open Public Meetings Act (OPMA)** and local board policy, the BOE committees cannot make any decisions on behalf of the board. They are just advisory committees and no decisions can be made in closed door committee meetings.

On a separate note I am not sure if the township committee meetings are recorded and made available to the public (you might want to check on this). The public used to have access to township committee meetings until 2017 I believe and then they were closed. But I like your idea of recording them, as many public entities allow the community to listen in on their deliberations via teleconference (Webex or Microsoft Teams). Some even have committee meetings in public.

Thank you,
Sai Bhargavi

On Tue, Sep 12, 2023 at 10:54 AM bh communitywatch <bhcommunitywatch1@gmail.com> wrote:

Hi Paul,

My apologies, I meant no disrespect by leaving you out the email. I thought your name was on there.

On Tue, Sep 12, 2023 at 9:47 AM bh communitywatch <bhcommunitywatch1@gmail.com> wrote:

Good Morning,

I am writing to express my deep concern about the decision-making process surrounding the Turf field at CMS.

A potential agreement that would result in handing the field over to the town was discussed in a committee meeting of the Board of Education a second time in as many years.

This email is not about the merits of such an agreement - I have many questions but need more information about what this is about, **which is true of almost every resident as it relates to this matter.**

This matter is of significant public interest. I do not recall this matter being discussed in any of the Town Council Meetings this year. This matter was not brought up by the Finance Committee or any member of the BOE at the last meeting during the updates - despite numerous other topics that were minor in comparison, taking up time.

This may very well be an excellent agreement/idea but the process surrounding it will contaminate the discussion surrounding a potential transfer right from the start.

I am asking all of you, The Mayor, Town Council, and Board of Education Representatives, to publicly discuss this and other matters of potential significance **as they occur in committee meetings outside the public eye.**

This approach will only benefit the respective positions surrounding this decision as it would focus on the agreement's merits instead of the secrecy surrounding it.

Board of Education Representatives: I will momentarily accept the argument that having every discussion in the public sphere, as the Town Council, would lead to an apocalypse. So here's a solution: **Video tape all committee meetings of the BOE and publish them on the website.** If this is about efficiency and not making decisions away from public view, then this change should represent no problem. You can also invite the public to sit and observe Committee Meetings. **This allows you to keep the current structure while improving transparency.** The township records and publishes its committee meetings, why can't the BOE?

Town Council Members: You all do a decent job of putting stuff out there (comparatively speaking), but why can we throw out "Happening in the Heights" Videos yet are still waiting on recordings of the last Town Council Meeting?

You are **stewards of the public's resources, not owners.** The public has a right to add their voice on these matters early on. **They are paying for it, and these things exist for their benefit and use.**

A political appointment made by someone in power or membership in some organization should not give anyone more access to Committee Meetings or important decisions than any other tax-paying resident or parent.

I promise that if you change your approach, decisions will take longer, **but they will be better decisions.**

The public will have more confidence in them - as long as you evaluate and respond to their feedback honestly instead of reacting to it defensively.

Please begin to present on this issue and others publicly and transparently during public meetings. Please tape and/or allow public access to committee meetings.

Respectfully,
John Migueis

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Berkeley Heights Community Watch



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Berkeley Heights Community Watch

Ana Minkoff

From: Clifton, Ann <aclifton@bhpsnj.org>
Sent: Tuesday, September 12, 2023 6:01 PM
To: Debra Varnerin
Cc: Carolyn George; Ed Gallitelli; Angie Devanney
Subject: Re: Turf Lower Columbia (TLC) Project

Deb:

We can meet at 1:00pm tomorrow in Room 131 at GLHS.

Thank you,

Ann B. Clifton
Director of 6-12 Health, Physical Education and Athletics
Governor Livingston High School and Columbia Middle School
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On Mon, Sep 11, 2023 at 7:50 PM Debra Varnerin <davarnerin@gmail.com> wrote:
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Let me know and I can pop in at any time you are available (even if it's 7AM).

Best,
Debbie

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From: Debra Varnerin <davarnerin@gmail.com>
Sent: Tuesday, September 12, 2023 6:11 PM
To: Clifton, Ann
Cc: Carolyn George; Ed Gallitelli; Angie Devanney
Subject: Re: Turf Lower Columbia (TLC) Project

Carolyn and I will see you then!!

Sent from my iPhone

On Sep 12, 2023, at 6:02 PM, Clifton, Ann <aclifton@bhpsnj.org> wrote:

Deb:

We can meet at 1:00pm tomorrow in Room 131 at GLHS.

Thank you,

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Debbie

Ana Minkoff

From: Jeff Varnerin
Sent: Wednesday, September 13, 2023 9:58 AM
To: Angie Devanney
Cc: Ana Minkoff; Liza Viana
Subject: Re: Turf Field at CMS

Hi Angie

[REDACTED]

thanks
Jeff

From: Angie Devanney <adevanney@bhtwp.com>
Sent: Tuesday, September 12, 2023 1:14 PM
To: Mayor Council <MayorCouncil@bhtwp.com>; Liza Viana <lviana@bhtwp.com>; Ana Minkoff <aminkoff@bhtwp.com>
Cc: Alexander Fisher <fisher@centraljerseylaw.com>
Subject: FW: Turf Field at CMS

Hi all,

[REDACTED]

Best,
Angie

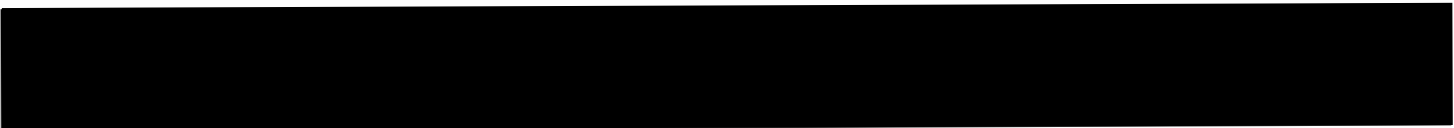
Angie D. Devanney
MAYOR
Berkeley Heights Township

From: Alexander Fisher <fisher@centraljerseylaw.com>
Date: Tuesday, September 12, 2023 at 12:53 PM
To: Angie Devanney <adevanney@bhtwp.com>, Ana Minkoff <aminkoff@bhtwp.com>, Liza Viana

<lviana@bhtwp.com>

Subject: RE: Turf Field at CMS

Angie,



Alexander G. Fisher | Partner
Savo, Schalk, Corsini, Warner, Gillespie, O'Grodnick & Fisher, P.A.
56 East Main Street, Suite 301
Somerville, NJ 08876
t: 908-526-0707 f: 908-725-8483 c: 201-696-2427

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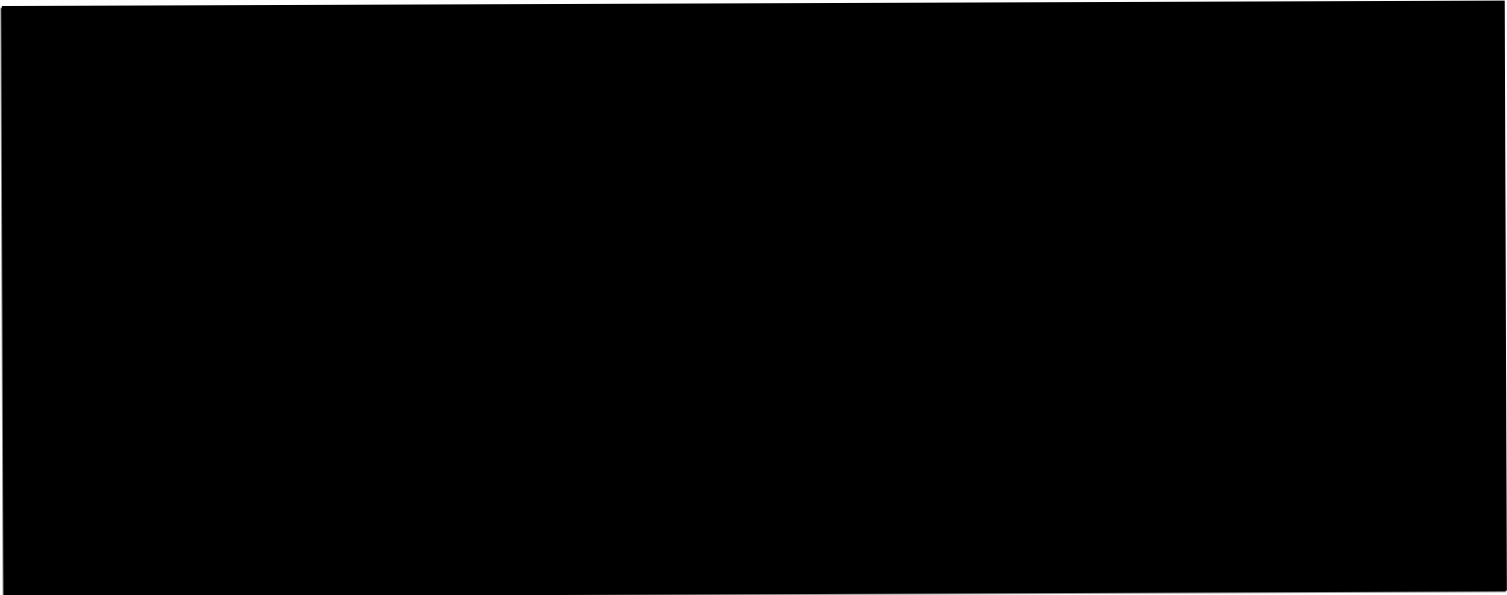
From: Angie Devanney <adevanney@bhtwp.com>

Sent: Tuesday, September 12, 2023 12:34 PM

To: Alexander Fisher <fisher@centraljerseylaw.com>; Ana Minkoff <aminkoff@bhtwp.com>; Liza Viana <lviana@bhtwp.com>

Subject: FW: Turf Field at CMS

Alex,



Angie D. Devanney

MAYOR

Berkeley Heights Township

From: bh communitywatch <bhcommunitywatch1@gmail.com>

Date: Tuesday, September 12, 2023 at 9:47 AM

To: Angela Penna <apenna@bhpsnj.org>, jyoung <jyoung@bhpsnj.org>, Angie Devanney <adevanney@bhtwp.com>, John Foster <jfoster@bhtwp.com>, "Foregger, Thomas" <tforegger@bhpsnj.org>, "Khanna, Dipti" <dkhanna@bhpsnj.org>, Gale Bradford <gbradford@bhpsnj.org>, Susan Poage <spoage@bhtwp.com>, Manuel Couto <mcouto@bhtwp.com>, Jeff Varnerin <jvarnerin@bhtwp.com>, Jeanne Kingsley <jkinsley@bhtwp.com>, Jordan Hyman <jhyman@bhpsnj.org>, Pamela Stanley <pstanley@bhpsnj.org>, "Cianciulli, Robert" <rcianciulli@bhpsnj.org>

Cc: Sai Bhargavi Akiri <saibhargaviakiri@gmail.com>, Natasha Joly <npogrebi@gmail.com>, "Maciejewski, Tom" <etm8@njit.edu>, Margaret Illis <margaret.illis@gmail.com>, Bill Machado <Billmachado3@gmail.com>, Steve Mondragon <smondragon613@gmail.com>

Subject: Turf Field at CMS

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Respectfully,
John Migueis

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Berkeley Heights Community Watch



Ana Minkoff

From: Angie Devanney
Sent: Wednesday, September 13, 2023 10:48 AM
To: Clifton, Ann; Debra Varnerin
Cc: Carolyn George; Ed Gallitelli
Subject: Re: Turf Lower Columbia (TLC) Project

Sorry to be a pain, but I'm not available until about 1:30/1:45, which works better because I need to take Abbey out of school by 2:15 for the orthodontist.

Angie D. Devanney
MAYOR
Berkeley Heights Township

From: "Clifton, Ann" <aclifton@bhpsnj.org>
Date: Tuesday, September 12, 2023 at 6:02 PM
To: Debra Varnerin <davarnerin@gmail.com>
Cc: Carolyn George <cgeorge@bhtwp.com>, Ed Gallitelli <Ed.Gallitelli@avisionteam.com>, Angie Devanney <adevanney@bhtwp.com>
Subject: Re: Turf Lower Columbia (TLC) Project

Deb:

We can meet at 1:00pm tomorrow in Room 131 at GLHS.

Thank you,

Ann B. Clifton

Error! Filename not specified. Director of 6-12 Health, Physical Education and Athletics
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Let's me in person around 1pm.

Sent from my iPhone

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1:30pm. We will be in room 131.

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To: Debra Varnerin
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Great!

Angie D. Devanney

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On Mon, Sep 11, 2023 at 6:57 AM Debra Varnerin <davarnerin@gmail.com> wrote:

Good morning Ann,

Do you have time to meet with me on Wednesday to discuss the TLC project? The Mayor and I are hoping to meet the BoE members on Friday and I want to make sure you have all the details on the project before then.

Let me know and I can pop in at any time you are available (even if it's 7AM).

Best,
Debbie

Ana Minkoff

From: Debra Varnerin <davarnerin@gmail.com>
Sent: Friday, September 22, 2023 7:25 AM
To: Ana Minkoff
Subject: Fwd: Finance & Facilities Meeting Zoom Link

This only says "finance meeting" not "finance committee".

----- Forwarded message -----

From: **Angela Penna** <apenna@bhpsnj.org>
Date: Mon, Jul 17, 2023 at 2:14 PM
Subject: Finance & Facilities Meeting Zoom Link
To: davarnerin@gmail.com <davarnerin@gmail.com>

Hi Deb,

Attached is the zoom link for our finance meeting on Tuesday 7/18 at 6pm. You can have the first 10 minutes of the meeting to do your presentation/ discussion and then we can continue with the rest of our agenda.

Let me know if you have any questions?

Kind regards,

<https://us02web.zoom.us/j/82153414011?pwd=THFCd0s5M2JqeHhqNy9PU2pvR1lQUT09>



Angela Penna
President, Berkeley Heights Board of Education
Berkeley Heights Public Schools
apenna@bhpsnj.org

Ana Minkoff

From: Debra Varnerin <davarnerin@gmail.com>
Sent: Friday, September 22, 2023 7:30 AM
To: Ana Minkoff
Subject: Fwd: Lower Columbia Discussion

These two emails only state "Lower Columbia" and "Lower Columbia Discussion".

----- Forwarded message -----

From: **Debra Varnerin** <davarnerin@gmail.com>
Date: Mon, Sep 11, 2023 at 6:30 AM
Subject: Re: Lower Columbia Discussion
To: <apenna@bhpsnj.org>
Cc: <adevanney@bhtwp.com> <adevanney@bhtwp.com>, Ed Gallitelli <Ed.Gallitelli@avisionteam.com>, <cgeorge@bhtwp.com> <cgeorge@bhtwp.com>

Hi Angela,
It's been a few days and I haven't heard back from you. I am going to start setting up meetings with the board to discuss Lower Columbia. If you have any concerns please let me know.
Best,
Debbie

On Wed, Sep 6, 2023 at 3:49 PM Debra Varnerin <davarnerin@gmail.com> wrote:

Hi Angela,

I hope this email finds you well. Angie and I would like to meet with the BoE to hear from them on what their concerns are regarding giving a portion of the property over to the Township. We want to make sure everyone has the facts and understands exactly what we are proposing.

Can we go ahead and set up 2 meetings with the board--3 members at each meeting--to discuss? If you would prefer to facilitate the meetings we don't have an issue with that. Please let us know which you would prefer.

All the best,
Debbie

Ana Minkoff

From: Debra Varnerin <davarnerin@gmail.com>
Sent: Friday, September 22, 2023 7:31 AM
To: Ana Minkoff
Subject: Fwd: Lower Columbia Discussion

This email chain has "Finance Committee".

----- Forwarded message -----

From: Angie Devanney <adevanney@bhtwp.com>
Date: Mon, Sep 11, 2023 at 12:53 PM
Subject: Re: Lower Columbia Discussion
To: Debra Varnerin <davarnerin@gmail.com>, Carolyn George <cgeorge@bhtwp.com>, Ed Gallitelli <Ed.Gallitelli@avisionteam.com>

Perfect.... TY!

Angie D. Devanney

MAYOR

Berkeley Heights Township

From: Debra Varnerin <davarnerin@gmail.com>
Date: Monday, September 11, 2023 at 6:54 AM
To: Angie Devanney <adevanney@bhtwp.com>, Carolyn George <cgeorge@bhtwp.com>, Ed Gallitelli <Ed.Gallitelli@avisionteam.com>
Subject: Fwd: Lower Columbia Discussion

Forgot to cc you on this one

----- Forwarded message -----

From: Debra Varnerin <davarnerin@gmail.com>
Date: Mon, Sep 11, 2023 at 6:53 AM
Subject: Lower Columbia Discussion
To: <apenna@bhpsnj.org>, jyoung@bhpsnj.org <jyoung@bhpsnj.org>, rcianciulli@bhpsnj.org <rcianciulli@bhpsnj.org>

Good morning Angela, Joy, and Robert,

About a month or so ago I presented a plan to turf lower columbia to the Finance Committee. The Mayor and I thought it would be beneficial to meet with you all to review the details of our plan and discuss the possibility of signing a portion of BoE property to the township or entering into a lease agreement. We want to hear from everyone so we can move forward as informed partners and aligned on a much needed and long overdue project for our community.

Ana Minkoff

From: Debra Varnerin <davarnerin@gmail.com>
Sent: Friday, September 22, 2023 7:34 AM
To: Ana Minkoff
Subject: Fwd: TLC Presentation

This email chain only has "TLC Presentation".

----- Forwarded message -----

From: **Kot, Julie** <jkot@bhpsnj.org>
Date: Tue, Jul 18, 2023 at 8:21 PM
Subject: Re: TLC Presentation
To: Debra Varnerin <davarnerin@gmail.com>
Cc: apenna@bhpsnj.org <apenna@bhpsnj.org>

Received, thank you.

Julie A. Kot
Business Administrator/Board Secretary
Berkeley Heights Public Schools
345 Plainfield Ave.
Berkeley Heights, NJ 07922

Tel: 908.464.1601
Fax: 908.464.1728
Email: jkot@bhpsnj.org

On Tue, Jul 18, 2023 at 7:03 PM Debra Varnerin <davarnerin@gmail.com> wrote:

Thank you for your time this evening. Please keep in mind that we do not have to cleanup the property boundaries. We could enter into a lease agreement so the Recreation Commission could move forward with the project. My goal is to have the turf field installed by the end of the year. I can do it. I just need to remove any obstacle I can.

Also, please remind everyone that the Recreation Commission maintains and funds most everything Lower Columbia-- drainage, baseball field, tennis courts, basketball courts, playgrounds, etc.

Please call with any questions.

Best,
Debbie

Ana Minkoff

From: Debra Varnerin <davarnerin@gmail.com>
Sent: Friday, September 22, 2023 7:36 AM
To: Ana Minkoff
Subject: Fwd: Lower Columbia Discussion

This email has "finance committee".

----- Forwarded message -----

From: Debra Varnerin <davarnerin@gmail.com>
Date: Mon, Sep 11, 2023 at 6:51 AM
Subject: Lower Columbia Discussion
To: gbradford@bhpsnj.org <gbradford@bhpsnj.org>, tforegger@bhpsnj.org <tforegger@bhpsnj.org>, pstanley@bhpsnj.org <pstanley@bhpsnj.org>
Cc: adevanne@bhtwp.com <adevanney@bhtwp.com>, Ed Gallitelli <Ed.Gallitelli@avisionteam.com>, cgeorge@bhtwp.com <cgeorge@bhtwp.com>

Good morning Gale, Tom, and Pam,

About a month or so ago I presented a plan to turf lower columbia to the Finance Committee. The Mayor and I thought it would be beneficial to meet with you all to review the details of our plan and discuss the possibility of signing a portion of BoE property to the township or entering into a lease agreement. We want to hear from everyone so we can move forward as informed partners and aligned on a much needed and long overdue project for our community.

We would like to meet with you this Friday, September 15th at 2pm in the Mayor's conference room. Please let us know if the day and time works for you.

All the best,
Debbie

Ana Minkoff

From: Debra Varnerin <davarnerin@gmail.com>
Sent: Friday, September 22, 2023 7:37 AM
To: Ana Minkoff
Subject: Fwd: FW: Turf Field at CMS

This email chain has "finance committee".

----- Forwarded message -----

From: Angie Devanney <adevanney@bhtwp.com>
Date: Tue, Sep 12, 2023 at 12:23 PM
Subject: FW: Turf Field at CMS
To: Debra Varnerin <davarnerin@gmail.com>, Carolyn George <cgeorge@bhtwp.com>, Ed Gallitelli <Ed.Gallitelli@avisionteam.com>

See below.

Angie D. Devanney

MAYOR

Berkeley Heights Township

From: bh communitywatch <bhcommunitywatch1@gmail.com>
Date: Tuesday, September 12, 2023 at 9:47 AM
To: Angela Penna <apenna@bhpsnj.org>, jyoung <jyoung@bhpsnj.org>, Angie Devanney <adevanney@bhtwp.com>, John Foster <jfoster@bhtwp.com>, "Foregger, Thomas" <tforegger@bhpsnj.org>, "Khanna, Dipti" <dkhanna@bhpsnj.org>, Gale Bradford <gbradford@bhpsnj.org>, Susan Poage <spoage@bhtwp.com>, Manuel Couto <mcouto@bhtwp.com>, Jeff Varnerin <jvarnerin@bhtwp.com>, Jeanne Kingsley <jkingsley@bhtwp.com>, Jordan Hyman <jhyman@bhpsnj.org>, Pamela Stanley <pstanley@bhpsnj.org>, "Cianciulli, Robert" <rcianciulli@bhpsnj.org>
Cc: Sai Bhargavi Akiri <saibhargaviakiri@gmail.com>, Natasha Joly <npogrebi@gmail.com>, "Maciejewski, Tom" <etm8@njit.edu>, Margaret Illis <margaret.illis@gmail.com>, Bill Machado <Billmachado3@gmail.com>, Steve Mondragon <smondragon613@gmail.com>
Subject: Turf Field at CMS

Good Morning,

I am writing to express my deep concern about the decision-making process surrounding the Turf field at CMS.

A potential agreement that would result in handing the field over to the town was discussed in a committee meeting of the Board of Education a second time in as many years.

This email is not about the merits of such an agreement - I have many questions but need more information about what this is about, **which is true of almost every resident as it relates to this matter.**

This matter is of significant public interest. I do not recall this matter being discussed in any of the Town Council Meetings this year. This matter was not brought up by the Finance Committee or any member of the BOE at the last meeting during the updates - despite numerous other topics that were minor in comparison, taking up time.

This may very well be an excellent agreement/idea but the process surrounding it will contaminate the discussion surrounding a potential transfer right from the start.

I am asking all of you, The Mayor, Town Council, and Board of Education Representatives, to publicly discuss this and other matters of potential significance **as they occur in committee meetings outside the public eye.**

This approach will only benefit the respective positions surrounding this decision as it would focus on the agreement's merits instead of the secrecy surrounding it.

Board of Education Representatives: I will momentarily accept the argument that having every discussion in the public sphere, as the Town Council, would lead to an apocalypse. So here's a solution: **Video tape all committee meetings of the BOE and publish them on the website.** If this is about efficiency and not making decisions away from public view, then this change should represent no problem. You can also invite the public to sit and observe Committee Meetings. **This allows you to keep the current structure while improving transparency.** The township records and publishes its committee meetings, why can't the BOE?

Town Council Members: You all do a decent job of putting stuff out there (comparatively speaking), but why can we throw out "Happening in the Heights" Videos yet are still waiting on recordings of the last Town Council Meeting?

You are **stewards of the public's resources, not owners.** The public has a right to add their voice on these matters early on. **They are paying for it, and these things exist for their benefit and use.**

A political appointment made by someone in power or membership in some organization should not give anyone more access to Committee Meetings or important decisions than any other tax-paying resident or parent.

I promise that if you change your approach, decisions will take longer, **but they will be better decisions.**

The public will have more confidence in them - as long as you evaluate and respond to their feedback honestly instead of reacting to it defensively.

Please begin to present on this issue and others publicly and transparently during public meetings. Please tape and/or allow public access to committee meetings.

Respectfully,
John Migueis

--
Berkeley Heights Community Watch

Ana Minkoff

From: Debra Varnerin <davarnerin@gmail.com>
Sent: Friday, September 22, 2023 7:40 AM
To: Ana Minkoff
Subject: Fwd: RESPONSE REQUESTED: Town Council Meeting Presentation
Attachments: TurfLowerColumbia_RequestforLeaseAgreement.pptx

This email has "Finance Committee".

----- Forwarded message -----

From: **Debra Varnerin** <davarnerin@gmail.com>
Date: Sun, Sep 17, 2023 at 3:12 PM
Subject: RESPONSE REQUESTED: Town Council Meeting Presentation
To: Ed Gallitelli <Ed.Gallitelli@avisionteam.com>, cgeorge@bhtwp.com <cgeorge@bhtwp.com>

Attached is a modified version of the presentation I made to the BoE Finance Committee. Please review and let me know if appropriate to present to the Town Council on Tuesday.
Carolyn - Please verify my numbers on the last slide.

Thanks,
Debbie

Ana Minkoff

From: Ed Gallitelli <Ed.Gallitelli@AvisionTeam.com>
Sent: Friday, September 22, 2023 8:21 AM
To: Ana Minkoff
Subject: FW: Finance & Facilities Meeting Zoom Link



Ed Gallitelli TERRITORY SALES MANAGER
M. 908-531-4533 | O. 717-533-3601
Ed.Gallitelli@AvisionTeam.com | AvisionTeam.com

AVISION | LOCAL FOCUS, NATIONAL SCOPE, WORLD-CLASS MANUFACTURERS

From: Debra Varnerin <davarnerin@gmail.com>
Sent: Monday, July 17, 2023 3:30 PM
To: Ed Gallitelli <Ed.Gallitelli@AvisionTeam.com>
Subject: Fwd: Finance & Facilities Meeting Zoom Link

[EXTERNAL SENDER]

The email originated from outside Forward-Solutions. If the sender is showing as someone inside the organization it is NOT legitimate and should be deleted]

----- Forwarded message -----

From: Angela Penna <apenna@bhpsnj.org>
Date: Mon, Jul 17, 2023 at 2:14 PM
Subject: Finance & Facilities Meeting Zoom Link
To: davarnerin@gmail.com <davarnerin@gmail.com>

Hi Deb,

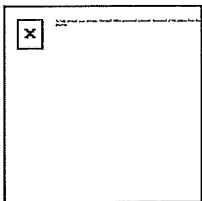
Attached is the zoom link for our finance meeting on Tuesday 7/18 at 6pm. You can have the first 10 minutes of the meeting to do your presentation/ discussion and then we can continue with the rest of our agenda.

Let me know if you have any questions?

Kind regards,

<https://us02web.zoom.us/j/82153414011?pwd=THFCd0s5M2JqeHhqNy9PU2pvR1lQUt09>

--



Angela Penna
President, Berkeley Heights Board of Education
Berkeley Heights Public Schools
apenna@bhpsnj.org

Ana Minkoff

From: Ed Gallitelli <Ed.Gallitelli@AvisionTeam.com>
Sent: Friday, September 22, 2023 8:21 AM
To: Ana Minkoff
Subject: FW: Lower Columbia Discussion



Ed Gallitelli TERRITORY SALES MANAGER
M. 908-531-4533 | O. 717-533-3601
Ed.Gallitelli@AvisionTeam.com | AvisionTeam.com

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From: Debra Varnerin <davarnerin@gmail.com>
Sent: Monday, September 11, 2023 6:31 AM
To: apenna@bhpsnj.org
Cc: adevanney@bhtwp.com; Ed Gallitelli <Ed.Gallitelli@AvisionTeam.com>; cgeorge@bhtwp.com
Subject: Re: Lower Columbia Discussion

[EXTERNAL SENDER]

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Hi Angela,
It's been a few days and I haven't heard back from you. I am going to start setting up meetings with the board to discuss Lower Columbia. If you have any concerns please let me know.
Best,
Debbie

On Wed, Sep 6, 2023 at 3:49 PM Debra Varnerin <davarnerin@gmail.com> wrote:

Hi Angela,

I hope this email finds you well. Angie and I would like to meet with the BoE to hear from them on what their concerns are regarding giving a portion of the property over to the Township. We want to make sure everyone has the facts and understands exactly what we are proposing.

Can we go ahead and set up 2 meetings with the board--3 members at each meeting--to discuss? If you would prefer to facilitate the meetings we don't have an issue with that. Please let us know which you would prefer.

All the best,
Debbie

Ana Minkoff

From: Ed Gallitelli <Ed.Gallitelli@AvisionTeam.com>
Sent: Friday, September 22, 2023 8:21 AM
To: Ana Minkoff
Subject: FW: Meetings with the BoE



Ed Gallitelli TERRITORY SALES MANAGER
M. 908-531-4533 | O. 717-533-3601
Ed.Gallitelli@AvisionTeam.com | AvisionTeam.com

AVISION | LOCAL FOCUS, NATIONAL SCOPE, WORLD-CLASS MANUFACTURERS

From: Debra Varnerin <davarnerin@gmail.com>
Sent: Monday, September 11, 2023 6:34 AM
To: adevanney@bhtwp.com
Cc: cgeorge@bhtwp.com; Ed Gallitelli <Ed.Gallitelli@AvisionTeam.com>
Subject: Meetings with the BoE

[EXTERNAL SENDER]

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Good morning Angie,

I hope you had a great weekend. I didn't hear from Anglea so I am going to go ahead and start scheduling meetings with the board members. I am going to shoot for this Friday. I'm guessing I should make one meeting during the day and one close to the end of the day.

Does Friday at 2pm and 4pm work for you? That will give us a little break in between. Let me know.

Best,
Debbie

Ana Minkoff

From: Ed Gallitelli <Ed.Gallitelli@AvisionTeam.com>
Sent: Friday, September 22, 2023 8:21 AM
To: Ana Minkoff
Subject: FW: Lower Columbia Discussion



Ed Gallitelli TERRITORY SALES MANAGER
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Ed.Gallitelli@AvisionTeam.com | AvisionTeam.com

AVISION | LOCAL FOCUS, NATIONAL SCOPE, WORLD-CLASS MANUFACTURERS

From: Debra Varnerin <davarnerin@gmail.com>
Sent: Monday, September 11, 2023 6:51 AM
To: gbradford@bhpsnj.org; tforegger@bhpsnj.org; pstanley@bhpsnj.org
Cc: adevanney@bhtwp.com; Ed Gallitelli <Ed.Gallitelli@AvisionTeam.com>; cgeorge@bhtwp.com
Subject: Lower Columbia Discussion

[EXTERNAL SENDER]

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Good morning Gale, Tom, and Pam,

About a month or so ago I presented a plan to turf lower columbia to the Finance Committee. The Mayor and I thought it would be beneficial to meet with you all to review the details of our plan and discuss the possibility of signing a portion of BoE property to the township or entering into a lease agreement. We want to hear from everyone so we can move forward as informed partners and aligned on a much needed and long overdue project for our community.

We would like to meet with you this Friday, September 15th at 2pm in the Mayor's conference room. Please let us know if the day and time works for you.

All the best,
Debbie

Ana Minkoff

From: Ed Gallitelli <Ed.Gallitelli@AvisionTeam.com>
Sent: Friday, September 22, 2023 8:22 AM
To: Ana Minkoff
Subject: FW: Lower Columbia Discussion



Ed Gallitelli TERRITORY SALES MANAGER
M. 908-531-4533 | O. 717-533-3601
Ed.Gallitelli@AvisionTeam.com | AvisionTeam.com

AVISION | LOCAL FOCUS, NATIONAL SCOPE, WORLD-CLASS MANUFACTURERS

From: Debra Varnerin <davarnerin@gmail.com>
Sent: Monday, September 11, 2023 6:54 AM
To: adevanne@bhtwp.com; cgeorge@bhtwp.com; Ed Gallitelli <Ed.Gallitelli@AvisionTeam.com>
Subject: Fwd: Lower Columbia Discussion

[EXTERNAL SENDER]

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Forgot to cc you on this one

----- Forwarded message -----

From: Debra Varnerin <davarnerin@gmail.com>
Date: Mon, Sep 11, 2023 at 6:53 AM
Subject: Lower Columbia Discussion
To: <apenna@bhpsnj.org>, jyoung@bhpsnj.org <jyoung@bhpsnj.org>, rcianciulli@bhpsnj.org <rcianciulli@bhpsnj.org>

Good morning Angela, Joy, and Robert,

About a month or so ago I presented a plan to turf lower columbia to the Finance Committee. The Mayor and I thought it would be beneficial to meet with you all to review the details of our plan and discuss the possibility of signing a portion of BoE property to the township or entering into a lease agreement. We want to hear from everyone so we can move forward as informed partners and aligned on a much needed and long overdue project for our community.

We would like to meet with you this Friday, September 15th at 4pm in the Mayor's conference room. Please let us know if the day and time works for you.

All the best,
Debbie

Ana Minkoff

From: Ed Gallitelli <Ed.Gallitelli@AvisionTeam.com>
Sent: Friday, September 22, 2023 8:22 AM
To: Ana Minkoff
Subject: FW: Turf Lower Columbia (TLC) Project



Ed Gallitelli TERRITORY SALES MANAGER
M. 908-531-4533 | O. 717-533-3601
Ed.Gallitelli@AvisionTeam.com | AvisionTeam.com

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From: Debra Varnerin <davarnerin@gmail.com>
Sent: Monday, September 11, 2023 6:57 AM
To: aclifton@bhpsnj.org
Cc: cgeorge@bhtwp.com; Ed Gallitelli <Ed.Gallitelli@AvisionTeam.com>; adevanney@bhtwp.com
Subject: Turf Lower Columbia (TLC) Project

[EXTERNAL SENDER]

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Good morning Ann,

Do you have time to meet with me on Wednesday to discuss the TLC project? The Mayor and I are hoping to meet the BoE members on Friday and I want to make sure you have all the details on the project before then.

Let me know and I can pop in at any time you are available (even if it's 7AM).

Best,
Debbie

Ana Minkoff

From: Ed Gallitelli <Ed.Gallitelli@AvisionTeam.com>
Sent: Friday, September 22, 2023 8:22 AM
To: Ana Minkoff
Subject: FW: Meetings with the BoE



Ed Gallitelli TERRITORY SALES MANAGER
M. 908-531-4533 | O. 717-533-3601
Ed.Gallitelli@AvisionTeam.com | AvisionTeam.com

AVISION | LOCAL FOCUS, NATIONAL SCOPE, WORLD-CLASS MANUFACTURERS

From: Angie Devanney <adevanney@bhtwp.com>
Sent: Monday, September 11, 2023 12:52 PM
To: Debra Varnerin <davarnerin@gmail.com>
Cc: Carolyn George <cgeorge@bhtwp.com>; Ed Gallitelli <Ed.Gallitelli@AvisionTeam.com>
Subject: Re: Meetings with the BoE

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Yes, BOE or Town Hall?

Angie D. Devanney

MAYOR

Berkeley Heights Township

From: Debra Varnerin <davarnerin@gmail.com>
Date: Monday, September 11, 2023 at 6:34 AM
To: Angie Devanney <adevanney@bhtwp.com>
Cc: Carolyn George <cgeorge@bhtwp.com>, Ed Gallitelli <Ed.Gallitelli@avisionteam.com>
Subject: Meetings with the BoE

Good morning Angie,

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Does Friday at 2pm and 4pm work for you? That will give us a little break in between. Let me know.

Best,
Debbie

Ana Minkoff

From: Ed Gallitelli <Ed.Gallitelli@AvisionTeam.com>
Sent: Friday, September 22, 2023 8:22 AM
To: Ana Minkoff
Subject: FW: Lower Columbia Discussion



Ed Gallitelli TERRITORY SALES MANAGER
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AVISION | LOCAL FOCUS, NATIONAL SCOPE, WORLD-CLASS MANUFACTURERS

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Sent: Monday, September 11, 2023 12:54 PM
To: Debra Varnerin <davarnerin@gmail.com>; Carolyn George <cgeorge@bhtwp.com>; Ed Gallitelli <Ed.Gallitelli@AvisionTeam.com>
Subject: Re: Lower Columbia Discussion

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Perfect.... TY!

Angie D. Devanney

MAYOR
Berkeley Heights Township

From: Debra Varnerin <davarnerin@gmail.com>
Date: Monday, September 11, 2023 at 6:54 AM
To: Angie Devanney <adevanney@bhtwp.com>, Carolyn George <cgeorge@bhtwp.com>, Ed Gallitelli <Ed.Gallitelli@avisionteam.com>
Subject: Fwd: Lower Columbia Discussion

Forgot to cc you on this one

----- Forwarded message -----

From: **Debra Varnerin** <davarnerin@gmail.com>
Date: Mon, Sep 11, 2023 at 6:53 AM

Subject: Lower Columbia Discussion

To: <apenna@bhpsnj.org>, jyoung@bhpsnj.org <jyoung@bhpsnj.org>, rcianciulli@bhpsnj.org <rcianciulli@bhpsnj.org>

Good morning Angela, Joy, and Robert,

About a month or so ago I presented a plan to turf lower columbia to the Finance Committee. The Mayor and I thought it would be beneficial to meet with you all to review the details of our plan and discuss the possibility of signing a portion of BoE property to the township or entering into a lease agreement. We want to hear from everyone so we can move forward as informed partners and aligned on a much needed and long overdue project for our community.

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All the best,
Debbie

Ana Minkoff

From: Ed Gallitelli <Ed.Gallitelli@AvisionTeam.com>
Sent: Friday, September 22, 2023 8:23 AM
To: Ana Minkoff
Subject: FW: Meetings with the BoE



Ed Gallitelli TERRITORY SALES MANAGER
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Ed.Gallitelli@AvisionTeam.com | AvisionTeam.com

AVISION | LOCAL FOCUS, NATIONAL SCOPE, WORLD-CLASS MANUFACTURERS

From: Debra Varnerin <davarnerin@gmail.com>
Sent: Monday, September 11, 2023 2:22 PM
To: Angie Devanney <adevanney@bhtwp.com>
Cc: Carolyn George <cgeorge@bhtwp.com>; Ed Gallitelli <Ed.Gallitelli@AvisionTeam.com>
Subject: Re: Meetings with the BoE

[EXTERNAL SENDER]

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Angie,
I spoke with Angela this morning and she emailed the BoE members and told them not to respond to me. She said that having meetings like this is against OPMA. If you have time at any point today or tomorrow please call me.
Thanks,
Debbie

On Mon, Sep 11, 2023 at 12:52 PM Angie Devanney <adevanney@bhtwp.com> wrote:

Yes, BOE or Town Hall?

Angie D. Devanney

MAYOR

Berkeley Heights Township

From: Debra Varnerin <davarnerin@gmail.com>
Date: Monday, September 11, 2023 at 6:34 AM
To: Angie Devanney <adevanney@bhtwp.com>
Cc: Carolyn George <cgeorge@bhtwp.com>, Ed Gallitelli <Ed.Gallitelli@avisionteam.com>
Subject: Meetings with the BoE

Good morning Angie,

I hope you had a great weekend. I didn't hear from Anglea so I am going to go ahead and start scheduling meetings with the board members. I am going to shoot for this Friday. I'm guessing I should make one meeting during the day and one close to the end of the day.

Does Friday at 2pm and 4pm work for you? That will give us a little break in between. Let me know.

Best,
Debbie

Ana Minkoff

From: Ed Gallitelli <Ed.Gallitelli@AvisionTeam.com>
Sent: Friday, September 22, 2023 8:23 AM
To: Ana Minkoff
Subject: FW: Turf Lower Columbia (TLC) Project



Ed Gallitelli TERRITORY SALES MANAGER
M. 908-531-4533 | O. 717-533-3601
Ed.Gallitelli@AvisionTeam.com | AvisionTeam.com

AVISION | LOCAL FOCUS, NATIONAL SCOPE, WORLD-CLASS MANUFACTURERS

From: Debra Varnerin <davarnerin@gmail.com>
Sent: Monday, September 11, 2023 7:50 PM
To: Clifton, Ann <aclifton@bhpsnj.org>
Cc: cgeorge@bhtwp.com; Ed Gallitelli <Ed.Gallitelli@AvisionTeam.com>; adevanney@bhtwp.com
Subject: Re: Turf Lower Columbia (TLC) Project

[EXTERNAL SENDER]

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Let's me in person around 1pm.

Sent from my iPhone

On Sep 11, 2023, at 5:15 PM, Clifton, Ann <aclifton@bhpsnj.org> wrote:

Deb:

I can meet between 12:00pm and 2:30pm on Wednesday. Also, if it is easier for everyone- I can set up a Zoom Call on Wednesday. Thanks and please let me know your thoughts.

Ann B. Clifton
Director of 6-12 Health, Physical Education and Athletics
Governor Livingston High School and Columbia Middle School
175 Watchung Blvd. Berkeley Heights, NJ 07922
(908) 464-3100 ext. 2540

On Mon, Sep 11, 2023 at 6:57 AM Debra Varnerin <davarnerin@gmail.com> wrote:

Good morning Ann,

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From: Angie Devanney <adevanney@bhtwp.com>
Sent: Tuesday, September 12, 2023 8:43 AM
To: Debra Varnerin <davarnerin@gmail.com>
Cc: Carolyn George <cgeorge@bhtwp.com>; Ed Gallitelli <Ed.Gallitelli@AvisionTeam.com>
Subject: Re: Meetings with the BoE

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Only if there is a majority in each small group. Remind me—how many on BOE and how many did you schedule for small group?

If it's under the majority of the quorum, she's wrong.

Angie D. Devanney

MAYOR
Berkeley Heights Township

From: Debra Varnerin <davarnerin@gmail.com>
Date: Monday, September 11, 2023 at 2:22 PM
To: Angie Devanney <adevanney@bhtwp.com>
Cc: Carolyn George <cgeorge@bhtwp.com>, Ed Gallitelli <Ed.Gallitelli@avisionteam.com>
Subject: Re: Meetings with the BoE

Angie,

I spoke with Angela this morning and she emailed the BoE members and told them not to respond to me. She said that having meetings like this is against OPMA. If you have time at any point today or tomorrow please call me.

Thanks,
Debbie

On Mon, Sep 11, 2023 at 12:52 PM Angie Devanney <adevanney@bhtwp.com> wrote:

Yes, BOE or Town Hall?

Angie D. Devanney

MAYOR

Berkeley Heights Township

From: Debra Varnerin <davarnerin@gmail.com>

Date: Monday, September 11, 2023 at 6:34 AM

To: Angie Devanney <adevanney@bhtwp.com>

Cc: Carolyn George <cgeorge@bhtwp.com>, Ed Gallitelli <Ed.Gallitelli@avisionteam.com>

Subject: Meetings with the BoE

Good morning Angie,

I hope you had a great weekend. I didn't hear from Angela so I am going to go ahead and start scheduling meetings with the board members. I am going to shoot for this Friday. I'm guessing I should make one meeting during the day and one close to the end of the day.

Does Friday at 2pm and 4pm work for you? That will give us a little break in between. Let me know.

Best,
Debbie

Ana Minkoff

From: Ed Gallitelli <Ed.Gallitelli@AvisionTeam.com>
Sent: Friday, September 22, 2023 8:23 AM
To: Ana Minkoff
Subject: FW: Turf Field at CMS



Ed Gallitelli TERRITORY SALES MANAGER
M. 908-531-4533 | O. 717-533-3601
Ed.Gallitelli@AvisionTeam.com | AvisionTeam.com

AVISION | LOCAL FOCUS, NATIONAL SCOPE, WORLD-CLASS MANUFACTURERS

From: Angie Devanney <adevanney@bhtwp.com>
Sent: Tuesday, September 12, 2023 12:23 PM
To: Debra Varnerin <davarnerin@gmail.com>; Carolyn George <cgeorge@bhtwp.com>; Ed Gallitelli <Ed.Gallitelli@AvisionTeam.com>
Subject: FW: Turf Field at CMS

[EXTERNAL SENDER]

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See below.

Angie D. Devanney

MAYOR
Berkeley Heights Township

From: bh communitywatch <bhcommunitywatch1@gmail.com>
Date: Tuesday, September 12, 2023 at 9:47 AM
To: Angela Penna <apenna@bhpsnj.org>, jyoung <jyoung@bhpsnj.org>, Angie Devanney <adevanney@bhtwp.com>, John Foster <jfoster@bhtwp.com>, "Foregger, Thomas" <tforegger@bhpsnj.org>, "Khanna, Dipti" <dkhanna@bhpsnj.org>, Gale Bradford <gbradford@bhpsnj.org>, Susan Poage <spoage@bhtwp.com>, Manuel Couto <mcouto@bhtwp.com>, Jeff Varnerin <jvarnerin@bhtwp.com>, Jeanne Kingsley <jkingsley@bhtwp.com>, Jordan Hyman <jhyman@bhpsnj.org>, Pamela Stanley <pstanley@bhpsnj.org>, "Cianciulli, Robert" <rcianciulli@bhpsnj.org>
Cc: Sai Bhargavi Akiri <saibhargaviakiri@gmail.com>, Natasha Joly <npogrebi@gmail.com>, "Maciejewski, Tom" <etm8@njit.edu>, Margaret Illis <margaret.illis@gmail.com>, Bill Machado <Billmachado3@gmail.com>, Steve Mondragon <smondragon613@gmail.com>
Subject: Turf Field at CMS

Good Morning,

I am writing to express my deep concern about the decision-making process surrounding the Turf field at CMS.

A potential agreement that would result in handing the field over to the town was discussed in a committee meeting of the Board of Education a second time in as many years.

This email is not about the merits of such an agreement - I have many questions but need more information about what this is about, **which is true of almost every resident as it relates to this matter.**

This matter is of significant public interest. I do not recall this matter being discussed in any of the Town Council Meetings this year. This matter was not brought up by the Finance Committee or any member of the BOE at the last meeting during the updates - despite numerous other topics that were minor in comparison, taking up time.

This may very well be an excellent agreement/idea but the process surrounding it will contaminate the discussion surrounding a potential transfer right from the start.

I am asking all of you, The Mayor, Town Council, and Board of Education Representatives, to publicly discuss this and other matters of potential significance **as they occur in committee meetings outside the public eye.**

This approach will only benefit the respective positions surrounding this decision as it would focus on the agreement's merits instead of the secrecy surrounding it.

Board of Education Representatives: I will momentarily accept the argument that having every discussion in the public sphere, as the Town Council, would lead to an apocalypse. So here's a solution: **Video tape all committee meetings of the BOE and publish them on the website.** If this is about efficiency and not making decisions away from public view, then this change should represent no problem. You can also invite the public to sit and observe Committee Meetings. **This allows you to keep the current structure while improving transparency.** The township records and publishes its committee meetings, why can't the BOE?

Town Council Members: You all do a decent job of putting stuff out there (comparatively speaking), but why can we throw out "Happening in the Heights" Videos yet are still waiting on recordings of the last Town Council Meeting?

You are **stewards of the public's resources, not owners.** The public has a right to add their voice on these matters early on. **They are paying for it, and these things exist for their benefit and use.**

A political appointment made by someone in power or membership in some organization should not give anyone more access to Committee Meetings or important decisions than any other tax-paying resident or parent.

I promise that if you change your approach, decisions will take longer, **but they will be better decisions.**

The public will have more confidence in them - as long as you evaluate and respond to their feedback honestly instead of reacting to it defensively.

Please begin to present on this issue and others publicly and transparently during public meetings. Please tape and/or allow public access to committee meetings.

Respectfully,
John Migueis

Ana Minkoff

From: Ed Gallitelli <Ed.Gallitelli@AvisionTeam.com>
Sent: Friday, September 22, 2023 8:23 AM
To: Ana Minkoff
Subject: FW: Turf Lower Columbia (TLC) Project



Ed Gallitelli TERRITORY SALES MANAGER
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Ed.Gallitelli@AvisionTeam.com | [AvisionTeam.com](https://www.AvisionTeam.com)

AVISION | LOCAL FOCUS, NATIONAL SCOPE, WORLD-CLASS MANUFACTURERS

From: Clifton, Ann <aclifton@bhpsnj.org>
Sent: Tuesday, September 12, 2023 6:01 PM
To: Debra Varnerin <davarnerin@gmail.com>
Cc: cgeorge@bhtwp.com; Ed Gallitelli <Ed.Gallitelli@AvisionTeam.com>; adevanney@bhtwp.com
Subject: Re: Turf Lower Columbia (TLC) Project

[EXTERNAL SENDER]

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Deb:

We can meet at 1:00pm tomorrow in Room 131 at GLHS.

Thank you,

Ann B. Clifton
Director of 6-12 Health, Physical Education and Athletics
Governor Livingston High School and Columbia Middle School
175 Watchung Blvd. Berkeley Heights, NJ 07922
(908) 464-3100 ext. 2540
Include, Inspire and Empower

On Mon, Sep 11, 2023 at 7:50 PM Debra Varnerin <davarnerin@gmail.com> wrote:

Let's me in person around 1pm.

Sent from my iPhone

On Sep 11, 2023, at 5:15 PM, Clifton, Ann <aclifton@bhpsnj.org> wrote:

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To: Clifton, Ann <aclifton@bhpsnj.org>
Cc: cgeorge@bhtwp.com; Ed Gallitelli <Ed.Gallitelli@AvisionTeam.com>; adevanney@bhtwp.com
Subject: Re: Turf Lower Columbia (TLC) Project

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Carolyn and I will see you then!!

Sent from my iPhone

On Sep 12, 2023, at 6:02 PM, Clifton, Ann <aclifton@bhpsnj.org> wrote:

Deb:

We can meet at 1:00pm tomorrow in Room 131 at GLHS.

Thank you,

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Ed.Gallitelli@AvisionTeam.com | AvisionTeam.com

AVISION | LOCAL FOCUS, NATIONAL SCOPE, WORLD-CLASS MANUFACTURERS

From: Angie Devanney <adevanney@bhtwp.com>
Sent: Wednesday, September 13, 2023 10:48 AM
To: Clifton, Ann <aclifton@bhpsnj.org>; Debra Varnerin <davarnerin@gmail.com>
Cc: Carolyn George <cgeorge@bhtwp.com>; Ed Gallitelli <Ed.Gallitelli@AvisionTeam.com>
Subject: Re: Turf Lower Columbia (TLC) Project

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Sorry to be a pain, but I'm not available until about 1:30/1:45, which works better because I need to take Abbey out of school by 2:15 for the orthodontist.

Angie D. Devanney

MAYOR
Berkeley Heights Township

From: "Clifton, Ann" <aclifton@bhpsnj.org>
Date: Tuesday, September 12, 2023 at 6:02 PM
To: Debra Varnerin <davarnerin@gmail.com>
Cc: Carolyn George <cgeorge@bhtwp.com>, Ed Gallitelli <Ed.Gallitelli@avisionteam.com>, Angie Devanney <adevanney@bhtwp.com>
Subject: Re: Turf Lower Columbia (TLC) Project

Deb:

We can meet at 1:00pm tomorrow in Room 131 at GLHS.

Thank you,

Ann B. Clifton

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To: Angie Devanney <adevanney@bhtwp.com>
Cc: Clifton, Ann <aclifton@bhpsnj.org>; Carolyn George <cgeorge@bhtwp.com>; Ed Gallitelli <Ed.Gallitelli@AvisionTeam.com>
Subject: Re: Turf Lower Columbia (TLC) Project

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1:30pm. We will be in room 131.

Sent from my iPhone

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Angie D. Devanney

MAYOR
Berkeley Heights Township

From: "Clifton, Ann" <aclifton@bhpsnj.org>
Date: Tuesday, September 12, 2023 at 6:02 PM
To: Debra Varnerin <davarnerin@gmail.com>

Cc: Carolyn George <cgeorge@bhtwp.com>, Ed Gallitelli <Ed.Gallitelli@avisionteam.com>, Angie Devanney <adevanney@bhtwp.com>
Subject: Re: Turf Lower Columbia (TLC) Project

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Ann B. Clifton

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Best,
Debbie

Ana Minkoff

From: Carolyn George
Sent: Friday, September 22, 2023 10:35 AM
To: Ana Minkoff
Subject: FW: Lower Columbia Discussion

Morning,
This is what I have for you.
Happy Friday.

Carolyn George – Associate Recreation Director
Berkeley Heights Recreation
29 Park Ave
Berkeley Heights, NJ 07922
O-908.464.0550 x1
C-908.801.1362

From: Angie Devanney <adevanney@bhtwp.com>
Sent: Monday, September 11, 2023 12:54 PM
To: Debra Varnerin <davarnerin@gmail.com>; Carolyn George <cgeorge@bhtwp.com>; Ed Gallitelli <Ed.Gallitelli@avisionteam.com>
Subject: Re: Lower Columbia Discussion

Perfect.... TY!

Angie D. Devanney
MAYOR
Berkeley Heights Township

From: Debra Varnerin <davarnerin@gmail.com>
Date: Monday, September 11, 2023 at 6:54 AM
To: Angie Devanney <adevanney@bhtwp.com>, Carolyn George <cgeorge@bhtwp.com>, Ed Gallitelli <Ed.Gallitelli@avisionteam.com>
Subject: Fwd: Lower Columbia Discussion

Forgot to cc you on this one

----- Forwarded message -----

From: Debra Varnerin <davarnerin@gmail.com>
Date: Mon, Sep 11, 2023 at 6:53 AM
Subject: Lower Columbia Discussion
To: <apenna@bhpsnj.org>, jyoung@bhpsnj.org <jyoung@bhpsnj.org>, rcianciulli@bhpsnj.org <rcianciulli@bhpsnj.org>

Good morning Angela, Joy, and Robert,

About a month or so ago I presented a plan to turf lower columbia to the Finance Committee. The Mayor and I thought it would be beneficial to meet with you all to review the details of our plan and discuss the possibility of signing a portion of BoE property to the township or entering into a lease agreement. We want to hear from everyone so we can move forward as informed partners and aligned on a much needed and long overdue project for our community.

We would like to meet with you this Friday, September 15th at 4pm in the Mayor's conference room. Please let us know if the day and time works for you.

All the best,
Debbie

Ana Minkoff

From: Carolyn George
Sent: Friday, September 22, 2023 10:37 AM
To: Ana Minkoff
Subject: FW: Lower Columbia Discussion

Ana,
I suppose this meets the criteria. You know.

Carolyn George – Associate Recreation Director
Berkeley Heights Recreation
29 Park Ave
Berkeley Heights, NJ 07922
O-908.464.0550 x1
C-908.801.1362

From: Debra Varnerin <davarnerin@gmail.com>
Sent: Monday, September 11, 2023 6:31 AM
To: apenna@bhpsnj.org
Cc: Angie Devanney <adevanney@bhtwp.com>; Ed Gallitelli <Ed.Gallitelli@avisionteam.com>; Carolyn George <cgeorge@bhtwp.com>
Subject: Re: Lower Columbia Discussion

Hi Angela,
It's been a few days and I haven't heard back from you. I am going to start setting up meetings with the board to discuss Lower Columbia. If you have any concerns please let me know.
Best,
Debbie

On Wed, Sep 6, 2023 at 3:49 PM Debra Varnerin <davarnerin@gmail.com> wrote:

Hi Angela,

I hope this email finds you well. Angie and I would like to meet with the BoE to hear from them on what their concerns are regarding giving a portion of the property over to the Township. We want to make sure everyone has the facts and understands exactly what we are proposing.

Can we go ahead and set up 2 meetings with the board--3 members at each meeting--to discuss? If you would prefer to facilitate the meetings we don't have an issue with that. Please let us know which you would prefer.

All the best,
Debbie

Ana Minkoff

From: Debra Varnerin <davarnerin@gmail.com>
Sent: Friday, September 22, 2023 10:18 AM
To: Ana Minkoff
Subject: Fwd: Meetings with the BoE

It doesn't say "meeting with BoE" but it does say "meetings with the BoE".

Sent from my iPhone

Begin forwarded message:

From: Angie Devanney <adevanney@bhtwp.com>
Date: September 12, 2023 at 8:43:47 AM EDT
To: Debra Varnerin <davarnerin@gmail.com>
Cc: Carolyn George <cgeorge@bhtwp.com>, Ed Gallitelli <Ed.Gallitelli@avisionteam.com>
Subject: Re: Meetings with the BoE

Only if there is a majority in each small group. Remind me—how many on BOE and how many did you schedule for small group?

If it's under the majority of the quorum, she's wrong.

Angie D. Devanney

MAYOR
Berkeley Heights Township

From: Debra Varnerin <davarnerin@gmail.com>
Date: Monday, September 11, 2023 at 2:22 PM
To: Angie Devanney <adevanney@bhtwp.com>
Cc: Carolyn George <cgeorge@bhtwp.com>, Ed Gallitelli <Ed.Gallitelli@avisionteam.com>
Subject: Re: Meetings with the BoE

Angie,
I spoke with Angela this morning and she emailed the BoE members and told them not to respond to me. She said that having meetings like this is against OPMA. If you have time at any point today or tomorrow please call me.
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On Mon, Sep 11, 2023 at 12:52 PM Angie Devanney <adevanney@bhtwp.com> wrote:

Yes, BOE or Town Hall?

Angie D. Devanney

MAYOR

Berkeley Heights Township

From: Debra Varnerin <davarnerin@gmail.com>
Date: Monday, September 11, 2023 at 6:34 AM
To: Angie Devanney <adevanney@bhtwp.com>
Cc: Carolyn George <cgeorge@bhtwp.com>, Ed Gallitelli <Ed.Gallitelli@avisionteam.com>
Subject: Meetings with the BoE

Good morning Angie,

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Best,
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