



## Fanwood's Downtown Redevelopment Effort Approaches Important Milestone for Borough

For years some portions of the downtown have been marred by lack of development and improvements. Lots have lain vacant and underdeveloped. Recent discussions have been filled with anticipation and hope.

On Tuesday, September 25, 2001 at 8:30pm at Borough Hall, the Mayor and Council will hold a special public meeting to hear a presentation of a preliminary "redevelopment plan" for the core commercial area of Fanwood. The meeting will be broadcast live on TV-35.

The redevelopment effort began in the spring of 2000, when the Mayor and Council retained the services of a professional planner, Richard Preiss of the firm of Abeles Phillips Preiss & Shapiro Inc. Mr. Preiss was asked to advise the Borough of its potential redevelopment options. In August 2000, Mr. Preiss issued his report, which is available at Borough Hall, the Library or on the

Borough's Web site. The report was presented at a televised meeting of the Mayor and Council in September of 2000. This meeting will be telecasted again on TV35 during the month of September, 2001.

The options presented by Mr. Preiss ranged from simply developing the old "Dean Oil" site to redeveloping the entire downtown block. The most attractive option to the Mayor and Council was redevelopment of the entire downtown area under a state statute known as the Local Redevelopment and Housing Law.

The Local Redevelopment and Housing Law provides municipalities with proactive means of redeveloping their downtowns in collaboration with landowners, merchants and developers. Proceeding under this redevelopment law, the Mayor and Council passed a resolution in October 2000 directing the Planning Board to conduct a

study of the core commercial area of Fanwood bounded by Martine, LaGrande and South Avenues and Second Street.

If the study showed that the area met the criteria of "an area in need of redevelopment" and the Mayor and Council agreed, the Borough would be able to proceed to redevelop the downtown under the state statute by working with the private sector. Mr. Preiss was again retained to do this study.

In his report on March 2001 Mr. Preiss concluded that this area did, in fact, meet the statutory criteria of an area in need of redevelopment. A copy of this report is also available at Borough Hall, the Library and can be viewed on the Borough's Web site.

At a May 16th public meeting, the Planning Board heard Mr. Preiss present his report, and members of the public were afforded the



### A Message from Mayor Louis C. Jung

Labor Day has come and gone and schools have opened - a sure sign that Fall is here! I hope you had a safe and healthy summer with some truly relaxing times.

Fall also means it's time for **Fanny Wood Day**. This annual event will be held for the 6th time on Sunday, September 30th from Noon to 5:00 PM. There will be activities, food, events, and entertainment to suit everyone. Watch for the Fanny Wood Day brochure in the mail and join in all the fun with your family and friends.

Our downtown improvements are continuing. There are presently 41 new Victorian street lamps installed on Martine and South Avenues along with new concrete sidewalks and pavers. The street

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*September 11th was a dark day in the history of our country and of the world. These heinous acts of terrorism have touched all of our lives. We extend our sincerest sympathies to all the Fanwood residents - and to everyone worldwide - who have been affected by this tragedy.*

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# A Message from Mayor Louis C. Jung

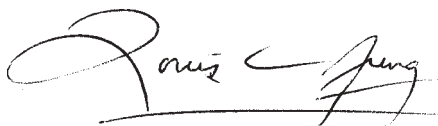
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lamps on South Avenue adjacent to the Train Station Parking Lot will be installed as part of NJ Transit's expansion project for the Parking Lot. This project will start this month and includes demolishing the old service station building, clearing and grading the property, and adding this area to the existing Parking Lot. The entire new enlarged lot will be paved, landscaped, and will have three new Victorian street lamps installed between South Avenue and the ticket building. Looking ahead to 2002, we have just received the official notification that Fanwood will be receiving a \$100,000 State Legislative grant for additional downtown revitalization purposes. Our thanks go to Assemblyman Richard Bagger who was responsible for this passing the Legislature.

Starting on page one of this issue you will find an article with the latest information regarding our downtown redevelopment efforts. Please read this for a thorough understanding of the situation and the status of potentially exciting possibilities for our downtown. The goal of the Mayor and Council is to keep the public well informed and to seek input as the process moves forward in a deliberate and timely manner.

Also in this issue is an article updating you on the Forest Road Park improvement project. This is the first of several park improvement projects scheduled over the next two years.

Please mark your calendars for Sunday, December 2nd. On that day from 2:00 to 5:30 we will have our annual Holiday Celebration event. This will include the debut of wreaths installed on 30 of our new Victorian street lamps and a host of activities for children and anyone else who is young at heart!



Mayor Louis C. Jung

## Elizabethtown Water Company Upgrades Fanwood Water Mains

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that extends from the curb into the individual home is collecting sediment. The utility is responsible for piping up to the curb. This point at the curb is identified with an exposed cap, about three inches in diameter. It provides access for a special wrench to turn the water off going into the home.

### Tuesday, September 25 - 8:30pm Special Public Meeting on Redevelopment Plan Borough Council Chambers

Copies of the two recent downtown studies are available at Borough Hall, the Library and can be viewed on the Borough's Web site at

[www. VisitFanwood.com/redevelopment](http://www.VisitFanwood.com/redevelopment)

## Fanwood Downtown Revitalization

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opportunity to comment. On May 23rd a unanimously passed Resolution of the Planning Board found that the downtown area met the criteria of an "area in need of redevelopment," and it recommended to the Mayor and Council that it declare the area as such.

After holding its own meeting that was also open to public comment, the Mayor and Council unanimously passed a resolution on June 14 declaring the downtown area "an area in need of redevelopment" under the state statute. The next step is to develop a redevelopment plan.

The plan will set forth the bases upon which the downtown can be developed in a manner the Borough decides. Under the redevelopment law, the Borough will no longer need to "wait and see" whether and how the downtown will be redeveloped. It can take a proactive role it making its downtown area more vibrant, more aesthetically pleasing and better place to shop, as well as to live. Mr. Preiss is nearing completion of that plan. After being finalized, one or more public meetings will be held and the public will have an opportunity to officially comment on the plan. The next step is for the redevelopment plan to be enacted by the Mayor and Council as an Ordinance.

However, before these public hearings are held, the Mayor and Council have scheduled a special meeting on Tuesday, September 25 at 8:30pm in the Borough Council Chambers. At the meeting, Mr. Preiss will present his preliminary redevelopment plan and the public will have an opportunity to comment. Please make every effort to watch the meeting live on TV 35 or to attend this most important meeting in person.

## Forest Road Park Remains Closed

Just a reminder that Forest Road Park remains closed for renovations until further notice. The Recreation Department asks for your help in staying out of the park and off of the fields so that the renovations are successful and can be done in a timely manner. Thank you for your cooperation, and we are sure you will be pleased

## Councilman Thomas P. Ryan Has the 'Dirt' on Forest Rd. Park

Hey! What's the deal with all that dirt? Good question. It's all about Forest Road Park and the field improvements we are doing there this year.

This process started about eighteen months ago when the Recreation Commission addressed two long-range capital projects for our parks. One project addressed a glaring problem with the surface of the playing fields at Forest Road Park. Huge steel grates covering drainage pits in the outfields presented hazards to the players. The relatively low elevation of the park attracted drainage water on to its playing surfaces and the resultant run off entered the yards of adjacent private residences.

The other project involves an addition and a modification of the Forest Road Park building. This will provide a place in Fanwood for our senior citizens to meet as well as a needed large interior space for various recreation programs.

In January the Recreation Commission selected T&M Associates to develop plans to correct the drainage problems and to expand and modify the existing building.

Using capital funds and grant monies, the project was split into two phases. Phase one is the field improvements, which accounts for the huge mounds of dirt. The plans called for bringing in 6,000 cubic yards of clean fill to raise the level of the field to bury the current drainage grates. The new fill will also allow for under-the-surface drains that will accelerate drainage of the playing surface. Additional storm drains around the periphery of the fields will alleviate flooding by directing surface water into the storm sewer system. The construction will bring our two ball fields into compliance with all current regulations for design and safety.

The major cost originally projected by our designers was for the fill dirt. We were fortunate to get all the fill donated from construction projects in Scotch Plains, Fanwood, and Westfield. Our Borough Engineer, Rick Marsden, has personally inspected or received DEP certification that the donated fill is clean. Director of Public Works Ray Manfra and our Public Works Department employees deserve our praise for the enormous help they provided to accommodate the large amounts of fill at the park site.

In June we received bids to commence the field improvements. The lowest bid of \$197,000 was made by Silagy Construction. Work began about August 6th and is expected to be completed by early November. The Borough thanks the citizens of Fanwood for their patience and cooperation during this project. You will be kept posted of the progress through our various media sources.

The bidding process for the expansion and modification of the building will commence later this year.



One of Fanwood's best known senior citizens is Bill Crosby. Bill has been a member of the Fanwood Rescue Squad since 1957. Asked how long he has been in charge of the Rescue Squad's bi-annual blood drives he says he has no idea, but he knows that it is more than 10 years. Now Bill and the Squad have received a special "Life Savers Award" from the New Jersey Blood Services in recognition of his personal efforts in running the drives and in calling donors individually to remind them of drive dates and times. Bill's effort on the Rescue Squad and its blood drives represents the great spirit of volunteerism which adds so much to the quality of life in our community.

## New Traffic Lights Installed Along Martine/Park Avenue

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A fifth intersection at Martine Avenue and Watson Road is getting a new emergency traffic signal to give unrestricted access to Martine Avenue for our Fire Department and Rescue Squad. The signal will flash amber until it is activated by an emergency vehicle which will turn the signal to a steady red to stop the flow of traffic and clear the way for its quick and safe entry into the intersection.

At a time when communities throughout the state are experiencing traffic management decisions, ITS brings a needed improvement to Fanwood by providing expeditious and safe travel to a high traffic corridor running through the heart of our community. - *Chief of Police, Robert Carboy*

## New Traffic Lights Installed Along Martine/Park Avenue

The Martine Avenue - Park Avenue corridor, a major link between the eastern part of Union County and Interstate 78, has been carrying ever-increasing traffic, especially during commuter hours, due to the corporate development to our West. In addition, the anticipated increase in enrollment in the year 2002 to Park Middle School will add traffic when parents bring and pick-up students at the school during inclement weather.

To better regulate the flow of vehicular traffic, the County is funding a \$1,700,000 project to install the Intelligent Transportation System (ITS) along the 1½ mile length of roadway in Fanwood and Scotch Plains. This segment will be linked in the future to a regional ITS framework. The lights will be regulated by a centrally located computer, which monitors traffic and is programmed to facilitate a synchronized flow of vehicles.

Four intersections on Martine Avenue in Fanwood have been controlled by traffic signals that are thirty years old, in need of replacement, and soon to be in non-compliance with new safety standards. The Borough is responsible for the maintenance and replacement of this equipment at three intersections. The fourth at South and Martine is the responsibility of the State Department of Transportation.

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## Elizabethtown Water Company Upgrades Fanwood Water Mains

Of all the public utility services coming into our homes the one we most take for granted is water. The Elizabethtown Water Company just completed a three month water main upgrade project in the northeast quadrant of Fanwood. The project involved an area bordered by Westfield Road, Pleasant Ave., Morse Ave. and Midway Ave. The project had a four-fold purpose: provide better water flow, improve pressure, improve fire protection, and extend the life of the water mains. According to spokeswoman Erin Reilly, 21,750 linear feet of piping were rehabilitated.

To provide uninterrupted service to customers during the life of the project, a temporary above-ground system of water pipes was installed. Excavations were made to gain access to the water mains. The length of the mains between access points was internally scraped to remove corrosive deposits. Then a special tube was inserted to provide for the flow of a thin layer of cement that was made to adhere to the walls of the metal piping. After drying, the mains were flushed with chlorine, recharged with water, and tested for potability. Without the rehabilitative process, metal water mains have a normal life of thirty to forty years.

If customers find no measurable difference in water pressure, the cause could be that the section of water service

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Fanwood Borough Hall  
75 North Martine Avenue  
Fanwood, NJ 07023

# Fanwood Community News

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| BULK RATE<br>U.S. POSTAGE<br>PAID<br>FANWOOD, NJ<br>PERMIT NO. 16 |
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### **INSIDE**

Please Mark Your Calendar  
September 25 - 8:30pm  
Borough Council Chambers

Special Public Meeting of  
Fanwood's Downtown  
Redevelopment Plan

### **Our Neighbors**

Fanwood, NJ 07023

