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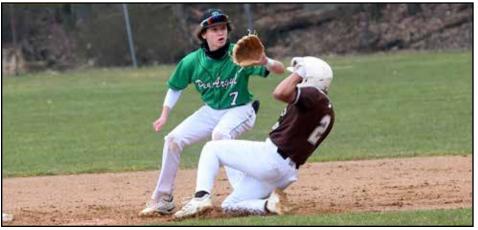


Barber on Main Celebrates 10 Excellent | Frelinghuysen, NJ, Land Use **Years In Business**



It's hard to believe that it has already been 10 years since Barber on Main first opened its doors at 17 Main Street in Blairstown, NJ! The full service barber shop specializes in men, women, and children's haircuts. Diane, owner of Barber on Main, said, "I couldn't have done it without my amazing staff and this wonderful community! Your support over the years has been humbling, and I am truly grateful! Looking forward to many more years of making everyone who walks through my door, look and feel their best! Thank you for a great de-cade, I am looking forward to the next!" Be sure to stop in for your next haircut, and see what has made Barber on Main a staple in the community over the past 10 years.

Pen Argyl Wins With A Seven Point Lead Over Catasauqua



Board Meeting Prompts For Standing Room Only



Land Use Board Meeting members managed an angry crowd on Monday, April 1st at the 7pm meeting regarding the variance application for One Faith Wellness' multiple green houses, warehouse, pot cultivation processing, trucking, 24-hour lighting, water usage and wetland destruction project.

Community members from Frelinghuysen and the surrounding towns that would be negatively affected attended the meeting where angry shouts and comments

rang out.

"When was the town notified of the zone change and who okayed this!" And "How is this allowed near the elementary school."

No answers were given and the book of plans that is to be viewable to the public, was concealed April 1st, at 6:30pm by board members, Mr. O'Connor and Mr. Stock. The next meeting is slated for May 6th, the location has yet to be announced. Check Frelinghuysen's website and/or call them for updates.

Fathr DeNisco Council Knights Of Columbus (Bangor, PA) Hosts Annual Easter Egg Hunt



Pen Argyl took on Catasaugua on March 28th in boys baseball. The Green Knights won, 8 to 1. Photo by Dale Young/The Free Weekly Press

The Father DeNisco Council Knights of Columbus in Bangor, PA, hosted their annual Easter Egg Hunt on March 30th. Photo by Dale Young/The Free Weekly Press



KNIGHTS OF COLUMBUS ANNUAL EASTER EGG HUNT 3-30-24









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Photos by Dale Young/The Free Weekly Press







Pennsylvania Voter Registration Deadline Is Less Than A Week Away 's ticket in the Primary

The Northampton County Elections Office is reminding eligible Pennsylvania residents that if they plan to cast a vote in this month's General Primary Election, the last day to register is Monday, April 8, at 5:00 p.m.

Monday, April 8, 5:00 p.m. is also the deadline to update or change your PA voter registration. You can register to vote, change your name, change your address, or change your party affiliation by mail, in person, or online through the



Pennsylvania Department of State's website. Only registered Repu- running on their party-

blicans and Democrats can vote for candidates

Questions registering to vote can contact the Northampton

County Elections Office at 610-829-6260 or elections@norcopa.gov.

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Election. Independents

and third-party registered

voters cannot participate

in the Primary but can

consider any candidates

in the November General

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already registered to vote

can check their registrati-

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Election.





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Photos by Dale Young/ **The Free Weekly Press**









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Pen Argyl Lookout Fire Co #1 Easter Egg Hunt 3-30-2024



Warren County (NJ) Commissioners Approve Budget With Tax Rate Drop

The Warren County Board of County Commissioners adopted a \$108.5 million budget tonight that funds upgrades to the 911 communications system as well as road and drainage improvements while reducing the equalized tax rate for residents for the third year in a row.

"The 2024 budget not only addresses this year's issues but sets us up for stability in future budgets," Commissioner Director James R. Kern III said. "After years of fiscal responsibility, Warren County will be debt-free in 2025. As we head into Warren County's bicentennial, we can be proud of the County's strong financial health," Kern added.

Thanks to an increase in taxable property and careful fiscal planning, the equalized tax rate – which is calculated by the Warren County Board of Taxation – will decrease by more than 2 cents per \$100 of property this year, to 54.6 cents from 56.7 cents. This follows a reduction of 4.5 cents last year.

"Just as inflation has hit hard at everyone's household budget, higher costs for goods and services have created a difficult environment for all levels of government," Kern noted, adding, "The Warren County Board of County Commissioners responded to those challenges."

The Commissioners unanimously approved the 2024 budget, the \$11.4 million capital ordinance, and the \$6.2 million budget for the county library system, which has its own tax rate that will decrease to 4.4 cents per \$100 of property from 4.5 cents.

Supply chain issues and price increases continue to affect the County budget,

these budgets," said Commissioner Jason J. Sarnoski. "We're cutting the rate. We're providing the same amount of services and people are paying less taxes" if their home value remained the same, Sarnoski noted.

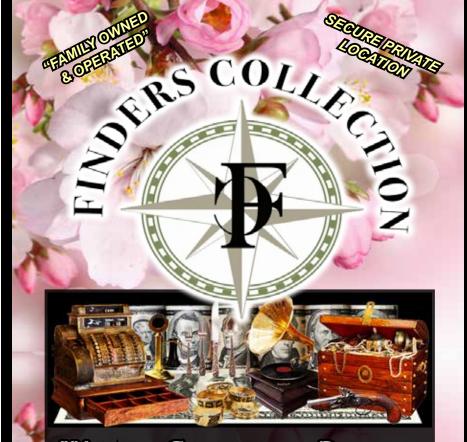
"The fiscal responsibility of our previous freeholders/ commissioners and the fiscal responsibility of our current Board of County Commissioners has put us in a position to once again issue a budget that does not hurt the taxpayers while also giving us the ability to work on much needed projects, such as the emergency communications upgrades," Commissioner Lori Ciesla said.

"Inflation continues to be an issue everywhere, but thankfully we are able to deal with that without impacting our residents. I thank all of our department heads, our administrator and our CFO for providing us a sensible budget yet again," Ciesla added.

The 2024 spending plan authorizes \$3.3 million in new funding for upgrading the 911 tower system, which combined with funding authorized previously will provide more than \$5.2 million for the 911 communications system upgrade. Several local police representatives attended the budget hearing in support of the upgrade. "This new radio system project is more than just an upgrade in technology; it's a pivotal enhancement in our capability to ensure public safety," said Pohatcong Police Chief Scott Robb, who is presi-dent of the Warren County Police Chiefs Association. "When completed, the enhanced radio system will allow us the capability for responding more swiftly and effectively to emergencies, ensure a safer environment for our residents, and provide critical communications abilities for effective scene command and operations for our first responders," Robb explained. Robb thanked the commissioners for their "continued unwavering support to all Emergency Services within Warren County."

The budget also includes \$625,813 for road resurfacing in addition to more than \$4 million in state grant funds for that purpose; \$1.8 million for road an drainage projects including \$500,000 to repair Spring Valley Road in Hardwick after finally obtaining NJ Department of Environmental Protection approval for that project; \$1 million for bridge and culvert improvements; and \$2,1 million in improvements to county buildings and properties

The capital ordinance is



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with a \$575,000 increase in medical costs and \$200,000 more in meal costs at the county Correctional Center; and a \$250,000 increase in the liability and workers compensation insurance package.

"There's still a lot of hard choices, but we're doing really good work, there's really a lot of positivity in fully funded through the Commissioners' "pay-asyou-go" policy and does not require issuance of any debt

The budget is available for review on the county website at www.warrencountynj.gov/home/ showpublisheddocument/ 8303/63845752652 4970000



Washington Township (PA) Vol. Fire Co. Egg Hunt 3-30-2024























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Photos by Dale Young/The Free Weekly Press





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BANGOR (4) VS WHITEHALL (1) BOYS TENNIS

Photos by Dale Young/The Free Weekly Press



House Republicans Lead the Way with Real Energy Savings for Pennsylvania **Families, Small Businesses**

Pennsylvania House Republican Leader Bryan Cutler (R-Lancaster), Whip Tim O'Neal (R-Washington) and Policy Chairman Josh Kail (R-Beaver/Washington) said Tuesday they support the package of legislation introduced by caucus members today that focuses on real energy savings for Pennsylvania's families and small businesses.

Cutler said this package of legislation, which is focused on savings for Pennsylvania's energy consumers, stands in stark contrast to the plan introduced by Gov. Josh Shapiro in recent weeks and proposals put

forward by House Democrats throughout the course of this legislative session.

"It needs to be more affordable to live in Pennsylvania and the package of bills introduced today will have a direct cost-savings to Pennsylvania's energy consumers, making it more affordable for families and small businesses to find a home in Pennsylvania," he said.

"This package of legislation is the exact kind of conversation we need to be having: About how to leverage our resources and our ingenuity to get government out of the way, find real savings for Pennsylvania's families,



and focus on our energy assets to deliver meaningful improvement in the lives of Pennsylvanians."

O'Neal said this legislative package shows House Republicans are

"Unfortunately, Gov. Shapiro's recent energy plan misses the mark by imposing new taxes on utilities for Pennsylvania consumers. House Republicans know that as inflation rages and costs continue to rise, people are desperate for much-needed relief," he stated. "We are committed to fighting to ensure every Pennsylvanian can afford to keep the lights and air conditioning on this summer and into the future." Kail added the legislative package being introduced will have a positive impact on Pennsylvania's families trying to make ends meet. "House Republicans

are committed to helping consumers balance their budgets and thermostats. If we do not pursue commonsense legislation, we are resigned to the governor's failing energy policy, and then people on fixed incomes, like my grandmother, will be unable to afford to turn the lights on at the end of the day.'

You can review a co-sponsorship memo for the nine-bill package, which will be formally introduced in the coming weeks, here: https://www. legis.state.pa.us/cfdocs/ Legis/CSM/showMemo-Public.cfm?chamber= H&SPick=20230&cosponId=42376





focused on helping people, not advancing a partisan energy agenda that will only raise costs on those who can least afford it.



Garden Dilemmas? Ask Mary!



Mary E. Stone **Stone Associates** Landscape Design & Consulting, Blairstown

Hello, fellow readers,

Last week, we spoke about Early Spring Transplants, and Brian of Stone Church, PA, asked about root pruning. Great question, Brian. And read on for how root pruning relates to the journey of growth in our lives.

Transplanting is always stressful for plants, especially for the feeder roots, which are most responsible for bringing nutrients and water to the plant. Pruning roots before a transplant will markedly help reduce transplant shock. It will also improve survival rates by encouraging the plant to produce new feeder roots within the future root ball to be moved. There are two ways to root prune.

One technique is called Spading – ideal for smaller trees and shrubs and those not in their current location for more than a few years. Using a sharp spade, cut a circle around the plant as deep as the spade's depth and just inside the intended root ball. The basic rule of thumb for the proper size of a root ball is eight to twelve inches from the trunk for each

inch of the caliper of the tree (the width of the trunk at chest height). So, a two-inch caliper tree should have a sixteen to twenty-fourinch-wide root ball.

Root pruning should be done several months to a year before transplanting and more than a year before moving mature trees. Ideally, root prune in the fall for spring transplants. That way, the shrub or tree can put energy into new feeder roots over winter without the stress of supporting new plant growth. Root pruning in Spring can work for plants best transplanted in fall if you keep the soil moist during the growing season. Ho-wever, I'd prefer you hold off until fall to root prune and move the plant the following fall to lessen the risk of plant stress. Call me cautious.

The other way to root prune is the Trenching Method, which is done in the same timing protocol as Spading. Professionals say digging a trench around a tree is better than the spade technique for mature trees. Spacing the trenching over time is wise for older established trees, say halfway around, then digging further around later in the season.

For larger trees, the trench should be twelve inches wide and twelve inches deep or more. As with Spading, dig the trench just inside the intended new root ball. Fill the trench with two parts topsoil mixed with one part compost to provide a cushy environment for the new feeder roots. Keeping the soil moist is critical



for success. Deeply water when the soil is dry two or three inches below the surface.

Before you dig out the transplant, check

for a thick web of fibrous feeder roots. If they are scarce, give the baby roots more time.

Brian shared his technique of using thick

cardboard or a tarp to move a transplant quickly to its alrea-dy-dug new location. That way, you can forgo a burlap wrap. No lingering with your roots exposed to the drying elements, though. Get her in the ground!

As we enter the new beginnings of Spring, I encourage you to review your roots and maybe prune some to make room for new feeder roots. To absorb the nutrition and the awareness of the new growth that you are on the cusp of feeling and growing as we shed some of the old ways of thinking engrained in our brains from our youth or perhaps more recent trauma. I believe we are all here for a journey of growth, and we can learn much from nature and our gardens, from their rhythms that parallel our lives and the dilemmas and delights that lead to discoveries that come from all that we gain from the lessons in the garden of life. (I share a personal journey of recovery and growth on the Root Pruning and Journey of Growth post on AskMaryStone.com.) It's such a joy to share the journey with you. Garden Dilemmas?

AskMaryStone. com and your favorite Podcast App.

NJDEP Fish & Wildlife Seeks Public Comment on the Species of Greatest Conservation Need (SGCN) List

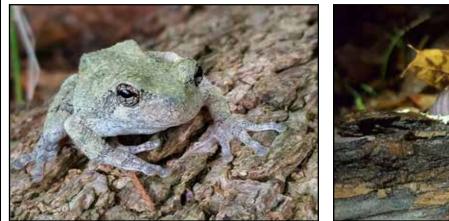


Photo credit (left): Kathy Clark; Photo credit (right): MacKenzie Hall

NJDEP Fish & Wildlife is updating New Jersey's State Wildlife Action Plan (SWAP). The SWAP is focused on the conservation of species and habitats to prevent them from becoming more rare and costly to protect or restore.

These at-risk birds, mammals, reptiles, amphibians, fish, and invertebrates are acknowledged as Species of Greatest Conservation Need (SGCN) due to their vulnerability to

threats and low and/or declining populations or data gaps. Without actions to conserve them, SGCN are likely to decline further over the next ten years, possibly leading them closer to endangerment or extirpation. The updated plan is due for submission to the US Fish & Wildlife Service in 2025.

The first step to up-dating the SWAP is updating the list of SGCN for New Jersey. The data sources and process used for selection and reevaluating the process for SGCN selection were reviewed by the public (comment period ended September 5, 2023) and comments received were addressed. NJFW is now seeking public comments on the updated SGCN list.

Public comment is an important component in addressing the habitat and management needs of New Jersey's Wildlife. This is the

second of several opportunities for public comment towards the conservation of our state's most imperiled species. Comments are due by May 10, 2024. We look forward to hearing from you. For the full article,

and links to lists and more info please visit, www.dep.nj.gov/njfw/ news-2024-03-13-njdep-fish-and-wildlifeseeks-public-commenton-the-species-of-greatest-conservation-needsgcn-list/

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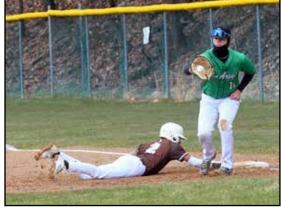
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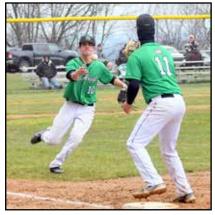


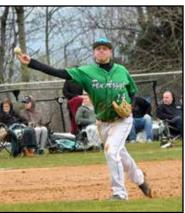
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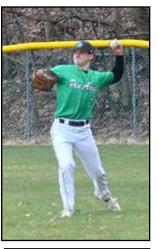
Photos by Dale Young/The Free Weekly Press

Public Real Estate Auction 4 Unit Income Property On April 23rd at 6pm 930 Lower S. Main St, Bangor, PA

OPEN HOUSE: Saturday, April 6th, 10am-Noon



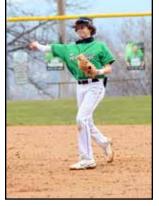
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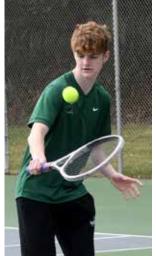




Page 9



















REFIGHTERS WANT ED Second Ward Fire Company of the Bangor Fire Department is seeking new volunteers of good moral character to join the ranks.

Training is provided both in-house and through classes provided by Northampton County Fire School. If you are interested in joining to help serve the community or have any questions please call or message Captain Tom Betzler at 610-393-065



You may also stop by the station during our weekly drills on Mondays at 7pm. Our station is located at 517 S. Northampton St. Bangor, PA







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Approve Bill That Would Stop Squatters

Senators Doug Steinhardt (R-23) and Michael Testa (R-1) are calling on the New Jersey Legislature to advance their measure three criminal offenthat would criminalize the unlawful occupancy of a dwelling, also known as "squatting." "I am calling on the

Legislature to take immediate action on this bill," said Steinhardt. "If someone breaks into a home and begins living there, the property owner should have every right to evict that individual without delay. We can no longer allow people to abuse the system, sometimes for years, and face no consequences.'

Under current law, squatting is not a criminal act. It is a civil matter that requires the property owner to file a claim to evict, which often takes years to resolve.

"Squatting has been an issue in New Jersev for some time, but now there are individuals boasting about how undocumented immigrants can 'invade' homes using loopholes in our laws," said "By passing Testa. this bill, we can start holding the criminals who terrorize home-

owners and neighbor- difficult, time-consuhoods across New Jersey accountable," said Testa.

S-725 would create ses: housebreaking, unlawful occupancy, and unlawful reentryall crimes of the fourth degree. They would be defined as:

Housebreaking: When a person who forcibly enters an uninhabited or vacant dwelling knowing or having reason to believe that such entry is without permission of the owner of the dwelling, with the intent to take up residence.

Unlawful Occupancy: When a person who takes up residence in an uninhabited or vacant dwelling and knows or has reason to believe that such residency is without permission of the owner of the dwelling. Unlawful reen-

try: A person commits unlawful reentry if an owner of real property has recovered possession of the property from the person pursuant to a court order and, without the authority of the court or permission of the owner, the person reenters the property.

"It can be extremely



ming, and expensive for a homeowner to get their property back when it's occupied by squatters," concluded Steinhardt. "Our legislation would provide law enforcement with new tools to remove squatters quickly and prevent the long-term damage to homes and communities they often cause."

Additionally, Sen. Steinhardt is drafting a second bill that would expedite proceedings against squatters and make the squatter liable to the property owner for damages. legal fees, and costs.

Under this bill, a property owner can file for a 72 hour plenary eviction proceeding in the superior court and avoid landlord tenant court if they can certify via verified complaint that they are the owner or lawful manager of the property, the squatter was never a tenant (and therefore not entitled to protections of the fair tenant eviction act), never had a written lease, never paid rent, and never had written permission from the property owner or manager to be in or on the property.

Steinhardt/Testa Call On NJ Legislature To | Helen & R.K. Laros Foundation Provides Grant to Upgrade All Windows in Bloom's Heather House, a Safe House for Trafficking **Survivors**

Bloom for Women, an organization dedicated to providing sanctuary and a continuum of care to heal, empower and employ women survivors of sex trafficking and sexual exploitation, announced that it has received a grant from the Helen & R.K. Laros Foundation to upgrade all the windows in its Heather House.

Heather House is one of Bloom's five residential homes. The Heather House offers a two-year residential program for women survivors of sex trafficking, exploitation and addiction. It provides structure and support to heal, empower and employ women survivors through safe housing, trauma-informed programming, partnerships with treatment providers, vocational and educational training, and ongoing connections with a growing community of supporters that believe it's never too late to start over. This program operates without 24hour staff or live-in supervision and all services are offered to the women participants at no cost to them. "We are so grateful for the generous support of the Helen & R.K. Laros Foundation," said Carol Andersen, CEO of Bloom for Women. "Operating and maintaining all five of our homes in the Lehigh Valley can be expensive. Receiving grants like this



one are essential to ensure a safe, comfortable space for women and their children to heal and begin their journey towards a life of independence."

"The Ĥelen & R.K. Laros Foundation is honored to support Bloom in their mission to give victims of trafficking a safe and structured environment to start the next phase of their lives," said Laura Bennett, Foundation Vice Chair & Trustee of the Helen & R.K. Laros Foundation.

About the Helen & R.K. Laros Foundation

Since 1952, the Helen & R.K. Laros Foundation has provided grant support with a focus on enduring capital projects that will have significant community impact in the Bethlehem area. The Foundation has distributed \$9 million in support to over 150 organizations.

About Bloom for Women Bloom for Women, Inc. is a faith-based non-profit organization with the mission of providing sanctuary and a continuum of care to heal, empower and employ women survivors of sex trafficking and sexual exploitation. As part of its mission, Bloom offers emergency response, a two-year residential program, pregnant survivor services, and an independent living program in the Lehigh Valley area of Pennsylvania. Bloom follows the model and is a sister community of the remarkably successful Thistle Farms Nashville program. In addition, the Bloom Creative Studio, located in Bangor, Pa., is a social enterprise to leverage art as a healing tool and provide employment opportunities for survivors. Bloom also has a women's upscale, resale boutique, My Sister's Closet, based in Bethlehem, Pa., providing employment for survivors, community volunteer opportunities, and financial support for the organization.



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Free Discussion Groups Address Common ParentingEmrick Announces \$1 Mil-
lion State Investment into

Parents and caregivers are invited to attend free discussion groups designed to address common pachallenges, renting including aggression, discipline, potty-training, screen time, and bedtime routines. Sessions will be offered at Project Self-Sufficiency, at 5:30 p.m., April 3rd, 10th, 17th and 23rd. Pizza and childcare will be available to attendees. Those who attend two of the discussion groups will receive a \$25 gift card; attendees at three events will receive a \$50 gift card.

The discussion groups are a component of the Triple P Positive Parenting Program, a comprehensive education initiative targeted to parents, healthcare professionals, educa-



tors, and caregivers of infants, toddlers, and school-aged children. Additional workshops on a variety of topics are offered at Project Self-Sufficiency and at select locations in Sussex and Warren Counties.

"The Triple P program gives parents, caregivers, and educators simple and practical strategies to help build

strong, healthy relationships and confidently manage children's behavior," explains Project Self-Sufficiency Executive Director Deborah Berry-Toon. Interested participants are invited to call Project Self-Sufficiency, 973-940-3500, or register online, www. projectselfsufficiency. org. About Project

Self-Sufficiency Project Self-Sufficiency has assisted low-income individuals and families in northwestern New Jersey since 1986. Services offered at Project Self-Sufficiency include high school equivalency education, computer courses, employment skills training, job place-ment services, support groups, parenting classes, childcare and preschool, legal assistance and education, counseling and advocacy, referrals, and help with emergency basic needs, like food and clothing. For more information about the programs and servi-ces offered by Project Self-Sufficiency, visit www.projectselfsufficiency.org or call 973-940-3500.

Emrick Announces \$1 Million State Investment into 137th District Transportation Projects in PA

Rep. Joe Emrick (R-Northampton) announced Tuesday that \$1 million in state reinvestment will be coming to the 137th District to support local transportation infrastructure projects as part of multimodal funding grants announced across Pennsylvania.

As part of that announcement, Emrick noted the following grants have been awarded:

-Bethlehem Township was awarded \$341,963 in grant funding to install an emergency traffic signal at the intersection of Ninth Street and Freemansburg Avenue.

-Lower Nazareth Township was awarded \$725,000 for intersection improvements at

Emrick Butztown Road.

"These grants represent a significant state reinvestment into our community, and I am proud to have worked with local officials to help secure this funding for these critical projects," Emrick said.

Grant awards are based on such criteria as safety benefits, regional economic conditions, technical and financial feasibility, job creation, energy efficiency and operational sustainability.

The Multimodal Transportation Fund provides grants to encourage economic development and ensure that a safe and reliable system of transportation is available to the residents of the Commonwealth.



SECOND COURSE: STUFFED QUAIL & RABBIT SAUSAGE

- APRICOT CHUTNEY | SAUTEED KALE | SWEET POTATO TOTS BEER PAIRING: CLIFFS RED ALE

THIRD COURSE: FILIPINO STYLE GOLDEN TILEFISH

- RAMEN NOODLES | ENOKI MUSHROOMS | SHRIMP SHUMAI | SPICY HONG-GOCHU BROTH

BEER PAIRING: BRIT

FOURTH COURSE: BEER MARINATED BLACK BACK VENISON LOIN & WILD BOAR OSSOBUCO

- VANILLA GOAT CHEESE | SWEET POTATO | PARSNIP PUREE | HEIRLOOM VEGETABLES BEER PAIRING: SADDLE SORE STOUT

FIFTH COURSE: WARM HOT CHOCOLATE SOUFFLE

- PISTACHIO ICE CREAM | MARINATED WILD BERRIES

BEER PAIRING: TERMINATOR

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RESERVATIONS WILL BE HELD WITH A CREDIT CARD AND CHARGED THE NIGHT OF THE EVENT. CANCELLATIONS WILL BE ACCEPTED ONE WEEK PRIOR TO THE EVENT. UNFORTUNATELY GIFT CARDS ARE NOT A FORM OF PAYMENT FOR THIS EVENT.

Waters In Bucks County, PA



The Pennsylvania Fish and Boat Commission (PFBC) announced today that several changes are being made to trout stocking locations in Bucks County. Anglers should note these changes in advance of the opening day of trout season on Saturday, April 6, and adjust their plans as necessary.

As announced in a news release issued on March 22, the Pennsy-Conservation and Natural Resources (DCNR) is conducting multiple major construction projects in Delaware Canal State Park, which has

resulted in lower than normal water levels within sections of the Delaware Canal (Section 03 and Section 05) that were scheduled to be stocked with trout. Due to these conditions, the PFBC has canceled all trout stockings on the Delaware Canal in 2024. To offset the loss of angling opportunities caused by these cancelations, the PFBC lvania Department of has identified several alternate locations in Bucks County to stock trout this spring. These waters include: -Caroline

(Bucks County Department of Parks and Recreation)

-The Giving Pond Delaware (DCNR, Canal State Park) -Levittown Lake (PFBC)

Caroline Lake and The Giving Pond are new, temporary additions to the Stocked Trout Waters program, while Levittown Lake is an established stocking location and will receive additional trout this season. Anglers interested in fishing these waters should reference the PFBC's Trout Stocking Schedule for stoc-Lake king dates and times.

PFBC Announces Changes To Stocked Trout | AI in Homebuying: Separating Fact from Fiction

(NAPSI)—The homebuying journey has undergone a radical transformation in the digital age. Long gone are the days of sifting through stacks of paperwork, replaced by a streamlined, tech-driven consumer experience. As part of this progression, artificial intelligence (AI) is being woven into the fabric of daily life and has the potential to have a massive effect on the path to homeownership, offering tools that make finding and purchasing a home easier than ever before.

How AI Changes Homebuying : AI has the power to streamline the mortgage process—often the most daunting part of homebuying. A 2023 report by LiveVox found that AI-driven customer experiences scored 20% higher in satisfaction than human-led traditional approaches. Companies such as Rocket Mortgage are now automating document collection, verifying information instantly and even showing loan officers the best mortgage products for their clients. This efficiency speeds up the process and increases confidence for consumers.

"AI is not just a technological advancement, it is a transformative force reshaping the homebuying landscape," said Brian Woodring, Chief Information Officer for Rocket Mortgage. "AI is the compass guiding us toward a future where homeownership is accessible and stress free for everyone." Beyond the financing,

remote home tours-powered by AI-can virtually transport shoppers to a prospective home, letting them explore every nook and cranny with 360-degree views. AI-driven platforms can also sift through mountains of listings to recommend homes that match a buyer's preferences, budget and lifestyle, creating a personalized experience and saving countless hours of manual search.

The Importance of Human Involvement with AI: While AI is certainly transformative, it is not a one-size-fits-all solution. When it comes to such things as credit decisioning, humans still take the lead. Credit decisions are complex and nuanced, requiring a deep understanding of a person's financial history and current circumstances. AI can provide data and options, but the final call should always be made by a human who can interpret the subtleties and make an informed decision.

Moreover, AI cannot replace the personal touch of a real estate agent or the reassurance and expertise of a loan officer. These human interactions and relationships are vital to the homebuying experience, providing knowledge, negotiation skills and emotional support that AI simply cannot replicate.

This combination of AI with the human touch is already showing results. In fact, over the last year, Rocket Mortgage saw it help shorten the amount of time it takes their clients to close on a home purchase by nearly 20%. AI can handle the heavy lifting of data processing and provide valuable insights, but it takes a backseat where humans perform best-building meaningful connections. The Future Of Home-

buying: As consumers embark on their homeownership adventure, AI will open doors while the professionals will help them cross the threshold into their

new home. For further facts and stats on buying a home, visit www.rocketmortgage.com.



April 4, 2024

Spring Tradition Gets Underway With Opening Day Of NJ Trout Season On Saturday, April 6

New Jersey waterways will be freshly stocked with more than 180,000 rainbow trout, as well as larger broodstock, for anglers eagerly awaiting the beginning of spring trout season on Saturday, April 6. spring than to enjoy the crisp morning air while fishing for trout with my family," said NJDEP Fish & Wildlife Freshwater Fisheries Bureau Chief Shawn Crouse. "The Pequest Hatchery staff work extremely

Trout Season Opening DayAnglers of all ages are expected to head to their favorite fishing spots on opening day, which kicks off at 8 a.m. Trout season in New Jersey, bolstered by the efforts of staff at the state's Pequest Trout Hatchery, provides an excellent opportunity to spend quality time outdoors and enjoy some of the best recreational fishing in the country.

"The quality of New Jersey's trout fishing is outstanding and there are opportunities for all anglers - whether beginner or expert – to enjoy some of the best fishing anywhere," said NJDEP Fish & Wildlife Assistant Commissioner Dave Golden. "Excellent fishing opportunities are plentiful in every county, meaning great places to fish are easily accessible and can always be found close to home."

"I can't think of a bet- pounds -- will be stocter way to welcome ked this spring. These

crisp morning air while fishing for trout with my family," said NJDEP Fish & Wildlife Freshwater Fisheries Bureau Chief Shawn Crouse. "The Pequest Hatchery staff work extremely hard to ensure the trout stocked are of the highest quality for anglers. I encourage everyone to head out to their favorite trout stream, or maybe try a new location this year, and enjoy opening day with family and friends."

Anyone age 16 or older must obtain a New Jersey fishing license and trout stamp to fish for trout. Anglers may purchase these on Fish & Wildlife's website or through a license agent. Annual Grant Awards-By the end of the spring stocking season, more than 570,000 Rainbow Trout will be stocked in waterbodies across the state, with most trout averaging $10\frac{1}{2}$ inches in length and weighing about a half-pound each. In addition, approximately 6,000 broodstock -- large, mature trout ranging in size from 14 inches to 26 inches and weighing up to seven pounds -- will be stoc-



trophy-size fish will be stocked in waters across the state suitable for fish their size.

Fish & Wildlife also stocks higher numbers of broodstock in select trout-stocked ponds and small lakes through its Bonus Broodstock program. This year, 10 trout-stocked lakes and ponds throughout the state will receive 30 to 50 broodstock, providing even more exciting opportunities for anglers.

From Saturday, April 6 to Friday, May 31, the minimum legal size renine inches, with a daily limit of six trout in most trout waters. Beginning Saturday, June 1 and continuing through winter 2025, the daily limit is reduced to four trout. Following opening day, the state's 14 major trout streams will be stocked weekly and closed to fishing from 5 a.m. to 5 p.m. on stocking day to allow trout to disperse. All other waters are open to fishing without the time restriction on stocking days after opening day.

quired for taking trout is

The 2024 stocking

schedule and trout alincluding locations, updates and changes, is on the spring trout webpage. Anglers may download the complete in-season stocking schedule to their smartphones by scanning the QR code found on signs posted along trout-stocked waters or the QR code found in the 2024 NJ Freshwater Fishing Digest.

A list of trout-stocked waters and all freshwater fishing regulations, including size and catch limits, can also be found in the Fishing Digest. Printed copies of the digest are available at license agents and Fish & Wildlife offices. Another resource for information is the Trout Stocking Hotline at (609) 322-9524.

Anglers may save money through the Buddy Up and Save! program. Introduce a family member or friend to fishing by getting a fishing buddy license, which offers an existing angler and new angler, or even two new anglers, an opportunity to receive reduced-priced fishing licenses.

Visit Fish & Wildlife's fishing locations

webpage or use the Freshwater Fishing Explorer app to find fishing spots and waters stocked with trout. Pequest Trout Hatchery is supported with proceeds from the sale of fishing licenses, trout stamps and federal funding from the U.S. Fish and Wildlife Service's Sport Fish Restoration Program.

The dedicated funding received from the purchase of a fishing license, fishing equipment and the Sport Fish Restoration Program enables Fish & Wildlife to enhance fishing opportunities in New Jersey and protect the quality of the state's waters for fish, wildlife and people.

Follow New Jersey Fish & Wildlife on Facebook at facebook. com/NewJerseyFishandWildlife/ and on Instagram at instagram.com/NewJersey-FishandWildlife/.

Follow NJDEP Commissioner LaTourette on Twitter and Instagram @shawnlatur and follow the DEP on Twitter @NewJersey-DEP, Facebook @newjerseydep, Instagram @ nj.dep and LinkedIn @ newjerseydep







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DEP Holds Keystone Sanitary Landfill Accountable for Odor Concerns, Reaches Settlement on Civil Penalty & Requires Keystone to Immediately Begin Mitigating Odors

The Pennsylvania Department of Environmental Protection (DEP) has entered a Consent Order and Agreement (COA) with Keystone Sanitary Landfill for odor violations, including creating malodors, at its facility in the boroughs of Dunmore and Throop between November 2022 and February 2024, and impacting residents in several surrounding communities. The \$575,000 civil penalty is the largest penalty DEP has issued to Keystone Sanitary Landfill in the last decade.

Under the agreement, DEP has ordered Keystone to take corrective action to mitigate the potential for off-site odors from its leachate lagoons. Some of those measures include utilizing foam, implementing a new intermediate cover system, and submitting to the department a permit modification for the installation of two 2,500,000-gallon leachate storage tank systems. DEP has also directed the landfill to re-evaluate the

effectiveness of its Reverse Osmosis (RO) system for treating leachate and make any necessary modifications. Under the agreement, Keystone is also required to mitigate landfill gas odors from the site. Keystone must implement additional surface monitoring and follow an accelerated capping schedule of at least 30 acres to minimize areas of intermediate cover.

A \$575,000 civil penalty will be split between DEP and the boroughs of Dunmore and Throop. DEP will receive \$180,000 from the COA, plus \$35,000 for cost recovery. The \$180,000 will be deposited into the Solid Waste Abatement Fund, which is a statewide fund set up to eliminate potential hazards related to solid waste. DEP also worked to ensure that the boroughs of Dunmore and Throop will each receive \$1\$0,000, which Keystone Landfill is required to deposit into a separate bank account for both parties. This money

will be used to fund projects which substantially improve, protect, restore, or remediate the environment, or improve, protect, or reduce risks to the public health or safety. Keystone must make those deposits within 30 days.

"The Department of Environmental Protection made a commitment to residents to respond swiftly to address these odors and hold the responsible party accountable," said DEP Interim Acting Secretary Jessica Shirley. "That's why DEP worked around the clock to investigate the odors and ordered Keystone Landfill to take corrective steps so a situation like this does not happen in the future. The Shapiro Administration will continue to protect every Pennsylvanian's constitutional right to clean air, pure water, and a healthy environment."

"The Department thanks impacted Pennsylvanians for working with DEP staff over the past few months," said DEP Northeast Regional Director Joseph J. Buczynski, PE. "The complaints we received were instrumental in helping to confirm the source of the odors and hold the landfill accountable."

Following an increase of complaints about off-site odors from the Keystone Sanitary Landfill, DEP staff worked around the clock to actively address hundreds of odor complaints and conducted odor patrols on weekdays, early mornings, evenings, and weekends. During complaint investigations and regular and after-hours odor patrols, from November 2022 through February 2024, there were at least 70 occasions where representatives of the Department detected landfill gas and/ or leachate odors offsite and were able to attribute them to Keystone. During complaint investigations, staff also determined that Keystone had created odors, including strong malodors, from its facility, impacting the community. A malodor is defined by DEP regulation as: "[A]n odor which causes annoyance or discomfort to the public and which the Department determines to be objectionable to the public."

As part of its investigation into the odors, the Department determined that Keystone:

- Failed to implement its Nuisance Minimization and Control Plan to minimize and control other conditions that are harmful to the environment or public health, or which create safety hazards, odors, dust, noise, unsightliness, and other public nuisances.

- Permitted the emission of a malodorous air contaminant from the facility into the atmosphere in such a manner that the malodors were detectable outside the facility where the malodors were generated.

- Failed to prevent and control air pollution.

- Failed to implement the gas control and monitoring plan. - Failed to maintain a uniform intermediate cover that prevents odors.

- Failed to properly conduct enhanced surface monitoring on intermediate slopes.

The failures described above are a violation of the Solid Waste Management Act, the Air Pollution Control Act, DEP's regulations, and conditions in the landfill's existing permits it has with the Department.

DEP will continue to monitor the landfill and to investigate complaints to ensure Keystone Sanitary Landfill is reducing odors, as is required by the COA. If Keystone Sanitary Landfill fails to comply with the terms of the COA, they could face further penalties.

A copy of the COA with Keystone can be found on the DEP website.

For more information on the Pennsylvania Department of Environmental Protection, please visit website, or follow DEP on Facebook, Twitter, or LinkedIn.







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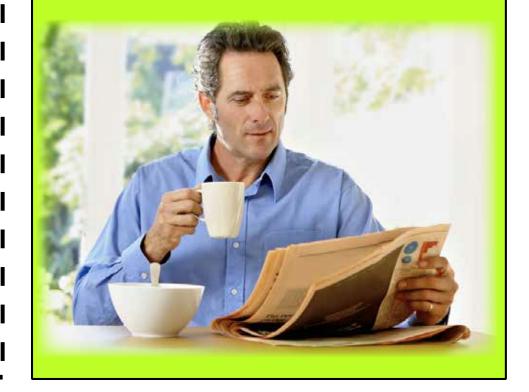
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