

MINUTES OF A REGULAR MEETING OF THE TOWNSHIP COMMITTEE OF THE TOWNSHIP OF UPPER DEERFIELD, IN THE COUNTY OF CUMBERLAND, HELD ON THURSDAY, AUGUST 5, 2010 AT 7:00 P.M. IN THE MUNICIPAL BUILDING, HIGHWAY 77, SEABROOK, NEW JERSEY, PURSUANT TO NOTICE.

Present were: James Crilley, Chairman, Bruce Peterson, Vice Chairman, John Daddario, John O'Neill, Sr. and Scott Smith all being members of the Township Committee. Also present were: Roy Spoltore, Township Clerk/Administrator, Ted Baker, Township Solicitor, Teresa Warburton, Recording Secretary, and David J. Rogers, Streets and Recreation Supervisor.

The meeting was called to order with a public announcement statement read by James Crilley, Chairman.

“In compliance with the Open Public Meetings Act a schedule of regular meetings containing the location and the time and date of each meeting was approved at the Annual Organization meeting of the Township Committee, and within seven days following the Annual Organization meeting, a copy of such schedule of regular meetings was posted in the Municipal Building, at Seabrook, NJ., which Notice has remained so posted throughout the year, and copies of the schedule of regular meetings have been mailed to The News and the Press, Cumberland County Edition, and filed with the Township Clerk in compliance with said Act.” In compliance with State Fire Safety Statutes the Mayor instructed those present how to exit the room in an emergency.

Jim Crilley gave invocation followed by the flag salute led by Scott Smith.

At this time James Crilley, Chairman opened the meeting for public comment.

Dean Hawk – asked the committee if they could inform the freeholders that the Chapel they are proposing for the Veteran’s Cemetery is not affordable at this time. Mr. Hawk feels that we should take care of our veteran’s while they are alive not when they are gone, and this definitely is not the right timing given the economy. The Committee members agreed to talk to the Freeholders individually rather than take formal action as a Committee.

Nancy Ridgeway – stated that we should look into ways to keep taxes under control. Mayor Crilley stated that it will be difficult to not have a local tax in the future, but the Township is taking the lead in a regional shared service study. Bruce Peterson noted that the study will also include Bridgeton as every municipality is trying to save money. Mr. Crilley added that the Committee is looking at Township departmental spending and levels of services provided. Mr. Peterson stated that gathering of information needs to be done early so that it can be incorporated into budget planning. Ms. Ridgeway commented that her best friend is George Washington and that her tax dollars are green.

There being no further public comments James Crilley, Chairman called for the approval of minutes for the Meeting of July 15, 2010. On motion of Bruce Peterson, seconded by Scott Smith to dispense with the reading of the minutes, and unanimously carried. On motion of Bruce Peterson, seconded by Scott Smith, to accept minutes as received and unanimously approved 5-0.

Mayor James Crilley, called for a public hearing on an ordinance entitled, Ordinance Amending Section 98-23 Of The Code Of Upper Deerfield Township Regarding Temporary Or Daily Signs. The Clerk read the proposed Ordinance by title, and on motion of John Daddario, seconded by Bruce Peterson, to open the meeting for a public hearing on the proposed ordinance and was unanimously carried. The Chairman instructed the Clerk to distribute copies to those present. There

being no public comments, on motion of Bruce Peterson, seconded by John T. O'Neill, Sr., to close the public hearing, and unanimously carried. On motion of John T. O'Neill, Sr., seconded by John Daddario, to approve and adopt proposed ordinance, unanimously carried, 5-0 on a roll call vote.

ORDINANCE 657

Jim Crilley, Chairman called for a discussion and introduction of an ordinance entitled, An Ordinance Amending Section 98-40.3 of the Code of the Township of Upper Deerfield Regarding Temporary or Daily Signs. The Clerk read the proposed Ordinance by title. Ted Baker explained that when Ordinance 643 was adopted, some design standards requirements for large retail became conditional use standards. The planner has reviewed the original ordinance language and has clarified which site plan requirements should be conditional uses and which should be design standards. The planner has prepared three ordinance amendments which are before the Committee tonight for introduction. If they are introduced the ordinances will be submitted to the Planning Board for their review and to former Township Planner Louis Joyce for his comments. Bruce Peterson stated he owns land within 200 feet of the Town Center designated area and he will recues himself from voting on the ordinances. On motion of John O'Neill, seconded by John Daddario to approve and adopt proposed ordinance on first reading and setting the date for public hearing on September 2, 2010 at 7:00 pm and was unanimously carried 4-0 with Bruce Peterson abstaining. The Chairman instructed the Clerk to advertise same in the News of Cumberland County as required by law.

INSERT ORDINANCE

Jim Crilley, Chairman called for a discussion and introduction of an ordinance entitled, Ordinance Amending the "Upper Deerfield Redevelopment Area Design Guidelines". The Clerk read the proposed Ordinance by title. Ted Baker explained this ordinance moves design factors to the design guidelines of the redevelopment area. On motion of John T. O'Neill, Sr., seconded by John Daddario to approve and adopt proposed ordinance on first reading and setting the date for public hearing on September 2, 2010 at 7:00 pm and was unanimously carried 4-0 with Bruce Peterson abstaining. The Chairman instructed the Clerk to advertise same in the News of Cumberland County as required by law.

INSERT ORDINANCE

Jim Crilley, Chairman called for a discussion and introduction of an ordinance entitled, Ordinance Amending "Exhibit F" of the Code of the Township of Upper Deerfield Redevelopment Plan. The Clerk read the proposed Ordinance by title. Ted Baker explained this clarifies conditional use standards in redevelopment area. On motion of John Daddario, seconded by Scott Smith to approve and adopt proposed ordinance on first reading and setting the date for public hearing on September 2, 2010 at 7:00 pm and was unanimously carried 4-0 with Bruce Peterson abstaining. The Chairman instructed the Clerk to advertise same in the News of Cumberland County as required by law.

INSERT ORDINANCE

Jim Crilley, Chairman called for a discussion and introduction of an ordinance entitled, Ordinance Amending Ordinance 641 for the Construction of a Salt Shed. The Clerk read the proposed Ordinance by title. Roy Spoltore explained that the ordinance will provide sufficient funding for the construction of the salt shed based on estimates received for the site plan preparation and the construction prices that were just received. On motion of John Daddario, seconded by Bruce Peterson, to approve and adopt proposed

ordinance on first reading and setting the date for public hearing on August 19, 2010 at 7:00 pm and was unanimously carried 5-0. The Chairman instructed the Clerk to advertise same in the News of Cumberland County as required by law.

INSERT ORDINANCE

James Crilley, Chairman called for a resolution entitled Approval to Submit A Grant Application And Execute A Grant Agreement With The New Jersey Department Of Transportation For An Overlay Of Martin, Lewis And Davis Drives. The Clerk read the resolution by title. On motion of John T. O'Neill, Sr., seconded by Bruce Peterson to approve and adopt said resolution, and unanimously carried 5-0 on a roll call vote.

RESOLUTION 10-159

James Crilley, Chairman called for a resolution entitled Awarding Professional Service Contract to Blauer Associates. The Clerk read the resolution by title. On motion of Bruce Peterson., seconded by John Daddario to approve and adopt said resolution, and unanimously carried 5-0.

RESOLUTION 10-160

James Crilley, Chairman called for a resolution entitled To Purchase Ice Control Sand Through a Cooperative Price Contract With the County of Cumberland. The Clerk read the resolution by title. On motion of John Daddario., seconded by John T. O'Neill, Sr., to approve and adopt said resolution, and unanimously carried 5-0.

RESOLUTION 10-161

James Crilley, Chairman called for a resolution entitled To Purchase Rock Salt Through a Cooperative Price Contract With the County of Cumberland. The Clerk read the resolution by title. On motion of John T. O'Neill, Sr., seconded by John Daddario, to approve and adopt said resolution, and unanimously carried 5-0.

RESOLUTION 10-162

James Crilley, Chairman called for a resolution entitled Resolution Awarding Bids for Home Rehabilitation Contracts 2009-15 through 2009-24. The Clerk read the resolution by title. On motion of John T. O'Neill, Sr., seconded by John Daddario, to approve and adopt said resolution, and unanimously carried 5-0.

RESOLUTION 10-163

James Crilley, Chairman called for a resolution entitled Computation, Reallocation and Adjustments of the Payment in Lieu Taxes for the Year 2009 for Vesta II, LLC, Countryside Village Phase II, based on the 2009 Annual Audited Financial Statement. The Clerk read the resolution by title. Ted Baker explained that this resolution and the next resolution reconcile estimated revenue based tax payments with actual 2009 revenues. On motion of Bruce Peterson., seconded by John T. O'Neill, Sr., to approve and adopt said resolution, and unanimously carried 5-0.

RESOLUTION 10-164

James Crilley, Chairman called for a resolution entitled Computation, Reallocation and Adjustments of the Payment in Lieu Taxes for the Year 2009 for Vesta III, LLC, Countryside Village Phase III, based on the 2009 Annual Audited Financial Statement. The Clerk read the resolution by title. On motion of Bruce Peterson., seconded by John T. O'Neill, Sr., to approve and adopt said resolution, and unanimously carried 5-0.

RESOLUTION 10-165

James Crilley, Chairman called for a resolution entitled Payment of Bills in the amount of \$1,661,417.57. On motion of John T. O'Neill, Sr., seconded by Bruce Peterson to approve and adopt said resolution, unanimously carried 5-0 on a roll call vote.

RESOLUTION 10-166

COMMITTEE REPORTS

John Daddario stated that Funny Bunny is still doing business during Little League times. The Bridge on Harmony Road will be shut down on August 16, 2010 for repairs, need to inform the EMS and Fire Departments. Mr. Daddario has met with residents from Seeley Road and most of them stated that the curbing improvements are awful, hopefully the County will do the right thing and fix the problem. Mr. Daddario also commented that he could not believe the conditions of the CRHS Baseball Fields. He had received numerous complaints from donors who helped to restore those fields. Modern Equipment presented a proposal of \$7,5431.40 to replace the dump body on the small dump truck, Intercon Truck Equipment \$8,425 and Jana Equipment did not submit a proposal. On motion of John Daddario, seconded by Scott Smith to have Modern Equipment replace the dump body, and unanimously carried.

Scott Smith – commented that he also had received calls with regards to the CRHS Baseball fields and that people are thoroughly disgusted.

John O'Neill, Sr. stated that the Environmental Commission had a misconception of their level of input regarding the Master Plan Re-exam Review. On motion of John T. O'Neill, Sr. seconded by John Daddario for Karen Crackovich to take her level 3 court courses which is estimated to cost about \$200.00 including traveling expenses, and unanimously carried.

Bruce Peterson – No Report this evening.

James Crilley reported that long term decisions need to be made regarding Bostwick Lake. Representatives from Upper Deerfield Township, Hopewell Township and Alloway Townships will meet with the Commission at the end of the month either August 30th or 31st, to discuss the issues. The meeting will be advertised and open to the public. Mr. Crilley added that last week, he, the Deputy Mayor of Maurice River, Tony Stanzione and Roy Spoltore met with Senator Smith regarding the recently enacted renewable energy bills. It was a good meeting and Senator Smith was receptive to creating a mechanism for PILOT payments and decommissioning requirements. Mayor Crilley recently received the Cumberland County Health Department Report for the month and that there is a Coombs Barnyard potato dig on 8/10/10 at Coombs Farms on Highway 77. The Love Lane Water project will have a dedication on August 13th at 1:30 pm, Congressmen LoBiondo should be in attendance at the dedication of the new radionuclide treatment plant on Love Lane.

ADMINISTRATOR'S REPORT

Roy Spoltore informed the Committee that everyone has received the 2009 audit and there are no recommendations. Tax Bills went out yesterday and the grace period for payment of the third quarter has been extended until August 31st. The newsletter will be finalized this weekend. Frank Stewart Trust has an October 1st deadline to apply for grant funding. Chiari's and Overstreet property adjoining Township recreation parcels might be a good possibility to seek funding to purchase this year. Mr. Spoltore presented a resolution based on estimates received for 1104 First Avenue, Seabrook for interior painting, cleaning, disinfecting, exterminating, replacement of water heater and water service connection. On motion of Bruce Peterson, seconded by Scott Smith to use home rehabilitation recaptured funds in the amount of \$4,224.00 to fix up the Devlin Property, unanimously carried 5-0 on a roll call vote. John Daddario commended everyone involved and thanked everyone for the help as he feels as though this effort may have saved someone's life.

RESOLUTION 10-167

Mr. Spoltore reported that bids were opened to construct the salt shed from TNT Construction \$133,838, Arthur Anderson \$129,000, C & B Construction \$84,885, Parrish Construction \$99,850, and WJ Grows \$140,000. Bid should be awarded at next meeting. Through the County's Paris Grant, representatives have been in the attic sorting construction, planning and zoning maps determining what can be requested for destruction and organizing the balance of the maps. Brian Murphy is sending out letters to the 22 homeowners in School Village for their lateral water hookups. In your packet is an estimate of premiums for increased POL and Liability insurance exposure. There will be a meeting on 8/17/2010 with the JIF Finance Committee to try and help reduce next year's JIF budget. The Shared Services survey is getting ready to go out soon for the municipalities that will be involved in the study. Bridgeton has asked to be part of the study and the grant has been amended to request an additional \$5,000 from the State. Triad has agreed to include the City of Bridgeton in the study. Mr. Spoltore received an email from someone on Eugene Court to see if the Township would put up neighborhood watch signs.

Ted Baker suggested the Committee formally request the Planning Board to review the three proposed ordinances that were introduced for consistency. On motion of John T. O'Neill, Sr., seconded by John Daddario, that the three ordinances be sent to the Planning Board for their review.

RESOLUTION 10-168

At this time James Crilley, Chairman opened the meeting for additional public comments.

Dean Hawk – suggested that sprinkler systems should have an automatic sensor installed so that they would not run while it is raining.

With no further public comments, James Crilley, Chairman called for a resolution Authorizing Closed Session for discussion of possible litigation, personnel issues and potential land contract discussions. The Clerk read the resolution by title. On motion of John Daddario, seconded by Scott Smith to approve and adopt resolution, unanimously carried.

RESOLUTION 10-169

The meeting was reopened to the public on a motion of Scott Smith, seconded by John Daddario and unanimously approved.

There being no further business to come before the Committee, on motion of Bruce Peterson, seconded by John Daddario. to adjourn, unanimously carried.

Respectfully submitted,

Teresa L. Warburton
Recording Secretary

Roy J. Spoltore
Township Clerk