

**MINUTES OF THE OF THE TOWNSHIP COMMITTEE OF THE TOWNSHIP OF
UPPER DEERFIELD, IN THE COUNTY OF CUMBERLAND, HELD ON
THURSDAY, AUGUST 16, 2018, AT 7:00 P.M. IN THE MUNICIPAL BUILDING,
HIGHWAY 77, SEABROOK, NEW JERSEY, PURSUANT TO NOTICE**

Present were: James Crilley, Bruce Peterson, John Daddario and Scott Smith all being members of the Township Committee. Also present were: Rocco Tedesco, Solicitor; Roy Spoltore, Township Administrator/Clerk; Brian Murphy, Township Engineer, Amy Colaneri, Treasurer, and Teresa Warburton, Recording Secretary. John T. O'Neill was unable to attend the meeting.

The meeting was called to order by Committeeman James Crilley and he read the following public meeting announcement.

"This meeting is being held in accordance with the "Open Public Meetings Act." Notice of the meeting has been provided and published as required by law in the Daily Journal and The Press, Cumberland County Edition. Notice has also been posted in the Municipal Building. The Clerk shall enter this statement in the minutes of this meeting. In compliance with State Fire Safety Statues the Chairman instructs those present how to exit the room in an emergency."

James Crilley, Chairman gave an invocation followed by the flag salute led by Bruce Peterson.

At this time James Crilley, Chairman provided an update on a possible grant application to provide water mains, sewer mains and replacement of storm drains and repaving roads in the Hildreth Tract over the next four or five years. James Crilley, Chairman stated that this proposed project is in the initial stage to determine if the neighborhood meets the income eligibility of the grant. He added that the Township tries to be proactive and is always looking for possible grant programs in order to get ahead of any potential issues in the township The mayor noted that the homeowners will be kept in the loop and if the project were to move forward they will be informed.

At this time James Crilley, Chairman opened the meeting for public comment. Mike Proso, of Monroe Street stated that the fact sheet available this evening should have been sent out with the income survey letter. Mr. Proso suggested the Township Committee review any further correspondence before it is sent out. Bruce Peterson stated that due to the small lot sizes in the neighborhood it will be difficult to put in new septic systems that meet new state guidelines. Mr. Proso stated neighbors are concerned about the connection fees and monthly utility fees. Mr. Peterson noted that if residents have a water treatment system and a septic system there all currently have maintenance fees for the systems on an annual basis. Chairman Crilley added that the Township would be looking at ways to minimize the financial impact of the capital connection fees if the project were to move forward. Mr. Proso asked if there was any way to relocate the hydrant location at Centerton Road and Hildreth as it is a hazard if two vehicles try to pass in the area. Karl Viire, a resident in Hildreth Tract commented on that some residents have replaced their septic system and is concerned about the abandoned houses. Mr. Peterson and Mayor Crilley added that septic systems in this neighborhood must have the system replaced if a homeowner tries to sell their home which is why the Township is looking for grants to do the infrastructure improvements in the Hildreth Tract area.

There being no other public comments James Crilley, Chairman called for the approval of the minutes for the meeting of August 2, 2018. On a motion of Bruce Peterson, seconded by Scott Smith, to dispense with the reading of the minutes and to accept the minutes as received, unanimously approved 4-0.

James Crilley, Chairman called for a discussion and introduction of an ordinance entitled, Amending Section 10 of Ordinance No. 424 of the Township of Upper Deerfield, County of Cumberland, State of New Jersey. The Clerk read the proposed Ordinance by title. Roy Spoltore explained that the ordinance approves of Comcast relocating their office from Bridgeton to Millville. On motion of Scott Smith, seconded by John Daddario to approve and adopt proposed ordinance on first reading and setting the date for public hearing on September 6, 2018 at 7:00 pm and was carried 4-0 on a roll call vote. The Chairman instructed the Clerk to advertise same in the Daily Journal as required by law and copies to be made available upon request.

INSERT ORDINANCE

James Crilley, Chairman called for a discussion and introduction of an ordinance entitled, Establishing Procedures to Adopt Personnel Practices and Authorizing the Township Administrator to Implement Said Practices with All Officials, Appointees, Employees, Prospective Employees, Volunteers, and Independent Contractors of Township of Upper Deerfield. The Clerk read the proposed Ordinance by title. Roy Spoltore explained that the ordinance proposed by the ACMJIF will enable future personnel handbook modifications to be done by resolution rather than by ordinance. 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 September 6, 2018 at 7:00 pm and was carried 4-0 on a roll call vote. The Chairman instructed the Clerk to advertise same in the Daily Journal as required by law and copies to be made available upon request.

INSERT ORDINANCE

James Crilley, Chairman called for a resolution entitled Directing the Upper Deerfield Township Planning Board to Conduct a Study to Determine Whether the Properties Known as Block 807, Lots 1-6; Block 808, Lots 1-15; Block 906, Lots 1-8; Block 907, Lots 1-12; Block 908, Lots 1-16; Block 909, Lots 1-24; Block 910, Lots 1-16; Block 911, Lots 1-24; Block 912, Lots 1-16; Block 913, Lots 1-24; Block 914, Lots 1-8; Block 915, Lots 1-12, as shown on the Upper Deerfield Township Tax Map Meets the Requirements for a Declaration as an Area in Need of Redevelopment. The Clerk read the resolution by title. On motion of Bruce Peterson, seconded by John Daddario to approve and adopt said resolution, unanimously carried 4-0 on a roll call vote.

INSERT RESOLUTION

James Crilley, Chairman called for a resolution entitled Authorizing Professional Service Agreement with Scheule Planning Solutions, LLC for Planning Services. The Clerk read the resolution by title. On motion of Scott Smith, seconded by Bruce Peterson to approve and adopt said resolution, unanimously carried 4-0 on a roll call vote.

INSERT RESOLUTION

James Crilley, Chairman called for a resolution entitled Authorizing Release of Performance Bond - MedExpress. The Clerk read the resolution by title. On motion of Bruce Peterson, seconded by Scott Smith to approve and adopt said resolution, unanimously carried 4-0 on a roll call vote.

INSERT RESOLUTION

James Crilley, Chairman called for a resolution entitled Approving the Execution of the Confirmatory Deed to the Silver Lake Property, Block 1101 Lot 13 (Formerly Block 1101, Lots 13, 14, 18 and 21.01). The Clerk read the resolution by title. Rocco Tedesco, Solicitor gave an overview .

On motion of Bruce Peterson, seconded by John Daddario to approve and adopt said resolution, unanimously carried 4-0 on a roll call vote.

INSERT RESOLUTION

James Crilley, Chairman called for a resolution entitled Awarding Bid for Home Rehabilitation Contract 2018-01 – Regalbuto Builders, LLC. The Clerk read the resolution by title. On motion of John Daddario, seconded by Scott Smith to approve and adopt said resolution, unanimously carried 4-0 on a roll call vote.

INSERT RESOLUTION

James Crilley, Chairman called for a resolution entitled Tax Payments to be refunded. The Clerk read the resolution by title. On motion of Scott Smith, seconded by John Daddario to approve and adopt said resolution, unanimously carried 3-0 on a roll call vote, and with Bruce Peterson abstaining.

INSERT RESOLUTION

James Crilley, Chairman called for a resolution entitled Payment of Bills, in the amount of \$2,348,380.27. On motion of Bruce Peterson, seconded by Scott Smith to approve and adopt said resolution, unanimously carried 4-0 on a roll call vote.

INSERT RESOLUTION

COMMITTEE COMMENTS

John Daddario stated that he recently went on a hauling disposal from the convenience center in the new truck. The truck was able to save around \$20,000 in the hauling of brush and will save the township a lot in the long run.

Scott Smith added that he went to the Convenience Center on Saturday and things are really looking great.

Bruce Peterson did not have a report this evening.

Mayor Crilley stated that a representative of a French company was looking at potential 8 acre sites in Upper Deerfield Township yesterday as he and the administrator accompanied them on a tour of perspective properties.

ADMINISTRATOR'S REPORT

Roy Spoltore, Administrator reported that July monthly departmental reports and planning magazine are in this evening's packet for review. The cisterns at the Senior Center are scheduled to be installed 8/28 or 8/29/18. The NJLM convention will be held the week of Nov. 11th. The Committee intends to attend the convention on Wednesday, November 13th.

SOLICITOR'S REPORT

Rocco Tedesco did not have a report this evening.

ENGINEER'S REPORT

Mayor Crilley thanked Brian Murphy for his work on the Hildreth Tract the nitrate situation at Love Lane. Brian Murphy, Engineer stated the phase one Hildreth Tract project is ready to go if there are sufficient responses for the income survey in the neighborhood. If this project does not move forward a second phase of ADA paths in the recreation area is also ready to go. The Slip lining project is almost complete. Mr. Murphy spoke with Gus Schultes from A.C. Schultes who will be mobilizing next week to begin drilling a pilot well at Love Lane. A.C. Schultes sealed the old well in Seabrook and fortunately it was a single casing well. DEP wants every water valve, hydrant exercised every two years and locating them on a map showing their GPS coordinates. The DEP storm water computer software program will allow the Township to incorporate all of the storm water inlets on this map.

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

With no public comments and no further business to come before the Committee, on a motion of Bruce Peterson, seconded by Scott Smith to adjourn the meeting, and unanimously carried.

Respectfully submitted,

Teresa L. Warburton, Recording Secretary

Roy J. Spoltore, Township Clerk