



TOWNSHIP OF DELRAN
WORK SESSION
FEBRUARY 28, 2023 | 7:00 PM

I. Call to Order

II. Sunshine Statement: Be advised that proper notice has been given by the Township Council in accordance with the sunshine law in the following manner. Notice advertised in the Burlington County Times and Camden Courier Post on January 6, 2023 and posted on the bulletin board on the same date.

III. Roll Call: Mrs. Apeadu, Mr. Smith, Mr. Jeney, Mr. Lyon, Mr. Burrell

IV. Work Session

a. Review of Stewart Avenue Improvements

V. Ordinance(s) on First Reading

a. **Ordinance 2023-05** An Ordinance to Establish Salaries for Various Employees Within the Delran Township Police Department in the Township of Delran, County of Burlington, State of New Jersey and Regulating the Manner of Payment of Same

Moved By _____ Seconded By _____

Roll Call: Mrs. Apeadu, Mr. Smith, Mr. Jeney, Mr. Lyon, Mr. Burrell

Ayes:

Nays:

Approved:

VI. Consent Agenda

a. **Resolution 2023-47** Resolution Authorizing the Award of a Non-Fair and Open Contract for Affordable Housing Administrative Agent Services

b. **Resolution 2023-48** Authoring the Cancellation of Taxes of a Totally Disabled Veteran Located at Block 113, Lot 1 Partial Year 2023 and Thereafter

c. **Resolution 2023-49** Cancelling Grass Cutting Fees for 60 Pancoast Blvd.

d. Approval of Minutes: August 23, 2022 Work Session, September 13, 2022 Public Meeting

- e. Authorizing the Payment of Bills including all purchases made under the Cooperative Purchasing Agreement
- f. A motion granting mercantile licenses to:
 - Marion Landscaping, 23 Hartford Road
 - Delran Food Mart & Smoke Shop, 18 Haines Mill Road

Moved By_____Seconded By_____

Roll Call: Mrs. Apeadu, Mr. Smith, Mr. Jeney, Mr. Lyon, Mr. Burrell

Ayes:

Nays:

Approved:

VII. Reports

- a. Township Administrator – Joseph B. Bellina
- b. Clerk – Jamey Eggers
- c. Mayor - Gary Catrambone
- d. Solicitor – Mark A. Tabakin, Esq.
- e. Engineer – Ed D’Armiento, CME Associates
- f. Council Members

VIII. Public Comments

IX. Adjournment

**TOWNSHIP OF DELRAN
ORDINANCE 2023-05**

AN ORDINANCE TO ESTABLISH SALARIES FOR VARIOUS EMPLOYEES WITHIN THE DELRAN TOWNSHIP POLICE DEPARTMENT IN THE TOWNSHIP OF DELRAN, COUNTY OF BURLINGTON, STATE OF NEW JERSEY AND REGULATING THE MANNER OF PAYMENT OF SAME

BE IT ORDAINED by the Township Council of the Township of Delran in the County of Burlington and State of New Jersey that:

SECTION I. ANNUAL SALARIES

- A. The base salary for the Delran Police Department Captain will be as follows per annum, per year indicated. These annual salaries are paid on a biweekly basis.

Year	Annual Salary
2022 (Effective 2/1/2022)	\$134,023.24
2023	\$137,373.82
2024	\$141,495.04

Section II Repeal - All Ordinances or parts of Ordinances inconsistent with the terms of this Ordinance are hereby repealed to the extent of their inconsistency.

Section III Adoption - This Ordinance shall take effect immediately upon its final adoption and publication according to law. This Ordinance is retroactive to February 1, 2022.

Vote taken on First Reading and Introduction:

Council Member	Aye	Nay	Abstain	Recuse	Absent
Apeadu					
Smith					
Jeney					
Lyon					
Burrell					

Vote take on Second Reading, Public Hearing and Adoption:

Council Member	Aye	Nay	Abstain	Recuse	Absent
Apeadu					
Smith					
Jeney					
Lyon					
Burrell					

Introduced February 28, 2023
Adopted _____, 2023
Published _____, 2023

SO ORDAINED.

Witnessed and attested by:

TOWNSHIP OF DELRAN

**Jamey Eggers, Township Clerk
Township of Delran**

Mayor Gary Catrambone

Date Signed: _____, 2023

**TOWNSHIP OF DELRAN
RESOLUTION 2023-47**

**RESOLUTION AUTHORIZING THE AWARD OF A NON-FAIR AND OPEN
CONTRACT FOR AFFORDABLE HOUSING ADMINISTRATIVE AGENT SERVICES**

WHEREAS, Delran Township has entered into a Settlement Agreements with Fair Share Housing Center (“FSHC”) and other participating entities to address and settle its constitutionally mandated Third Round affordable housing obligations; and

WHEREAS, on January 9, 2019, the Honorable Paula T. Dow, P.J.Ch. entered Final Judgment of Compliance and Repose, accepting Delran’s Affordable Housing Plan as reasonable and fair and approving the Settlement Agreements between the Delran and FSHC and Delran and other participating entities; and

WHEREAS, in administering the Township’s Affordable Housing Plan, it will be necessary for the Township to retain a consulting entity to perform the duties and responsibilities of an Administrative Agent for Affordable Housing as required under the New Jersey Fair Housing Act, N.J.S.A. 52:27D-301 et seq. and N.J.A.C. 5:80-26-14 of the Uniform Housing Affordability Control Regulations; and

WHEREAS, Triad Advisory Services, Inc. of Vineland, New Jersey (“Triad”) has submitted a proposal to the Township dated February 23, 2023; and

WHEREAS, Triad has previously been appointed by the Township to serve as Administrative Agent for Affordable Housing and has many years of service in the industry with respect to the requirements for provision of affordable housing units to eligible members of the public; and

WHEREAS, the Township has the need to acquire the consulting professional services and/or extraordinary unspecified services from Triad to be provided hereunder as a non-fair and open contract pursuant to the provisions of N.J.S.A. 19:44A-20.4 or 20.5; and

WHEREAS, it is not expected that the value of the services will exceed \$17,500.00 in 2023; and

WHEREAS, Triad will provide a Business Entity Registration, Insurance Certificate and other required documents, including a Business Entity Disclosure Certification, which certifies that Triad and its employees, principals and agents have not made any reportable contributions to a political or candidate committee in the Township of Delran in the previous one (1) year and that

the contract will prohibit Triad from making any reportable contributions through the term of the contract; and

WHEREAS, this appointment is made without competitive bidding as permitted under the provisions of the Local Public Contracts Law, N.J.S.A. 40A:11 et seq., for professional services and/or for extraordinary unspecified services; and

WHEREAS, the Township may supplement this Resolution as necessary in a future Resolution.

NOW, THEREFORE, BE IT RESOLVED, by the Mayor and Township Council of the Township of Delran, County of Burlington and State of New Jersey, as follows:

1. Triad is awarded a contract and appointed to serve the Township of Delran as Administrative Agent for Affordable Housing in accordance with its proposal, fee structure and draft contract provided to the Township on or about February 23, 2023, which documents shall be subject to negotiation and revision between the Township and Triad as undertaken by the office of The Township Solicitor and the Township Administrator;
2. The term of the contract shall be from February 28, 2023 through December 31, 2023 and shall be in an amount not to exceed \$17,500.00 for the term;
3. Triad shall provide all required documents to the Township as requested by the Township Solicitor and Township Administrator;
4. Upon recommendation of the Township Solicitor and the Township Administrator, the Mayor is authorized to execute the contract and the Township Clerk is authorized to witness the Mayor’s execution of the contract;
5. The Township Clerk shall publish such notice as required under the law.

Council Member	Yes	No	Abstain	Recuse	Absent
Apeadu					
Smith					
Jeney					
Lyon					
Council President Burrell					

Dated: February 28, 2023

Witnessed by:

**Jamey Eggers, Township Clerk
Township of Delran**

**SO RESOLVED.
TOWNSHIP OF DELRAN**

Council President Tyler Burrell

Date signed: February 28, 2023

**TOWNSHIP OF DELRAN
BURLINGTON COUNTY
RESOLUTION 2023-48**

**RESOLUTION AUTHORIZING THE CANCELLATION
OF TAXES OF A TOTALLY DISABLED VETERAN
LOCATED AT BLOCK 113 LOT 1
PARTIAL TAX YEAR 2023 AND THEREAFTER**

WHEREAS, the owner of real property located at Block 113 Lot 1 has made application for a Totally Disabled Veteran to the Delran Tax Assessor which has been accepted in accordance with N.J.S.A. 54:4-3.30A and 54:4-3.32, and

WHEREAS, the Delran Tax Assessor has approved the cancellation of taxes for partial 2023 on real property located at 4209 Bridgeboro Road, Delran, NJ 08075, Block 113 Lot 1; and

WHEREAS, the Delran Tax Assessor and Tax Collector have also approved the canceling of taxes from February 13, 2023 (321 days), the date of approval:

3 rd Quarter 2022	\$1073.86
4 th Quarter 2022	\$2101.03

NOW, THEREFORE BE IT RESOLVED, that the Township Council of the Township of Delran, County of Burlington, State of New Jersey, hereby approves the real owner of real property located at Block 113 Lot 1 for Total Disabled Veteran status, for the cancellation of taxes for partial year 2023 and thereafter and refunds any property taxes overpaid.

BE IT FURTHER RESOLVED that copies of said resolution be forwarded to the Tax Collector, the Tax Assessor, the Treasurer and the County Board of Taxation for their information and any appropriate action.

Council Member	Yes	No	Abstain	Recuse	Absent
Apeadu					
Smith					
Jeney					
Lyon					
Council President Burrell					

Dated: February 28, 2023

Witnessed by:

**SO RESOLVED.
TOWNSHIP OF DELRAN**

**Jamey Eggers, Township Clerk
Township of Delran**

Council President Tyler Burrell

Date signed: February 28, 2023

**TOWNSHIP OF DELRAN
RESOLUTION 2023-49**

**RESOLUTION CANCELING GRASS CUTTING FEES FOR
60 PANCOAST BLVD.**

WHEREAS, Chapter 89 of the Code of the Township of Delran provides that all properties shall be clear of weeds and high grass in order to provide better health protection; and

WHEREAS, Township of Delran Resolution 2022-108 authorized grass cutting fees of \$80.00 per cut for 60 Pancoast Blvd.; and

WHEREAS, the property maintenance company for the property notified the Township to stop cutting property after July 2022; and

WHEREAS, there were four additional on the property in August and September of 2022 totalling \$320.00; and

WHEREAS, upon discussion the Township Council authorizes the Tax Collector to cancel the four additional cuts; and

NOW THEREFORE BE IT RESOLVED, the Tax Collector is hereby directed to cancel \$320.00 from grass cutting fees.

Council Member	Yes	No	Abstain	Recuse	Absent
Apeadu					
Smith					
Jeney					
Lyon					
Council President Burrell					

Dated: February 28, 2023

Witnessed by:

**Jamey Eggers, Township Clerk
Township of Delran**

**SO RESOLVED.
TOWNSHIP OF DELRAN**

Council President Tyler Burrell

Date signed: February 28, 2023