

**WORK SESSION
MUNICIPAL BUILDING**

**AUGUST 13, 2013
DELRAN, NEW JERSEY**

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 December 28, 2012 and posted on the bulletin board on the same date.

ROLL CALL: Ms. Pangia, Mr. Schwartz, Mr. Morrow and Mr. Catrambone were present. Mrs. Kolodi was absent.

ALSO PRESENT: Mr. Paris, Mayor, Mr. Hatcher, Administrator, and Mr. Long, Solicitor. Adele Meiluta was present in the absence of Township Clerk Jamey Eggers.

SEWER ADJUSTMENT

Mr. Hatcher advised that a resident received an estimated bill from NJ American Water Co. which resulted in a usage amount that was significantly higher than they had before or since. They were using 13,000 gallons which would result in a bill of \$117.75 instead of the bill that they received which was \$217.75 for this year. In previous years the Sewerage Authority only made adjustments during the first quarter of the year. Council decided that in view of all the facts they would reduce the bill to \$117.75. The resident was present and thanked Council. This decision will be put on the public meeting agenda to reduce the bill to \$117.75 per quarter.

DRAFT AGREEMENT FOR FAIRVIEW STREET

Mr. Hatcher reported that this is an agreement that that the County is requesting for the sidewalk that we have the grant. Everyone has a copy. This is a prerequisite to getting this grant moving. Solicitor Marmero said he did review the language and it is standard language. The County shifted the liability to the Township and the Township shifts the liability to the homeowner. A significant portion of the sidewalk is in front of our property. It was determined that this is standard language and we need to approve it. Solicitor Long suggested that Mr. Hatcher will put a resolution on the public meeting that the Township agrees to the draft agreement. There were no objections.

IRRIGATION AT LEON AVENUE FIELD

Representatives from Delran AA Softball were present. The Delran AA Softball wants a definitive answer on the irrigation question and Mr. Tom Tartaglia was asked to fill Council in on the plan they have in mind for irrigation. Mr. Tartaglia of 58 Springcross Drive advised they got an estimate in January of 2013 to put in sprinkler system. Mr. Tarraglia stated that since Council invested \$30,000 in Leon Avenue field they should protect their investment with an irrigation system and they have an estimate of \$5700 without a tie in to the city water. Mr. Tartaglia said it is a wonderful field and needs an irrigation system

so that Council did not throw away \$30,000. Mr. Catrambone said that first of all he does not feel that Council threw away \$30,000 but wanted to address the serious safety issues that were present at Leon Avenue field. The \$30,000 was necessary to make the field a safe place for our children to play. Mr. Catrambone asked and wanted to know whose obligation it is to maintain the field as the Delran AA wants it be maintained. Council does not want to have on-going financial responsibility with irrigation and connecting to city well. Mr. Catrambone said it was his opinion that the Township cannot shoulder the financial responsibility of maintaining an irrigation system at Leon Field. Tom Morrow said that although the AA is willing to pay for the irrigation this will definitely add to more work for an already strapped Public Works Department e.g mowing, edging, etc. Mr. Morrow asked if the AA could cut the grass and maintain the field. Mr. Tartaglia asked how much does it cost to irrigate all of Notre Dame. Mr. DeSanto said he did an estimate for Leon Avenue and it would cost somewhere between \$17,000 and \$18,000 per year. Mr. Tartaglia estimated \$700 a year for the summer months. Mr. Tartaglia asked about putting up advertising on the outside fence which would pay for the on-going expense. The money is there for putting in an irrigation system but the maintenance is definitely a Township issue and Mr. Tartaglia definitely will not take over any responsibility for maintaining the property as it is Township owned. Mr. DeSanto said it is definitely manpower and soon the Myers Tract will be ready for cutting and he does not know where he will get the manpower to do all of this work. Mr. Schwartz asked Mr. Long are there any issues for a third party to come in to do improvements to public parks. Mr. Long said that there is no issue with a third party coming in and doing the work as volunteers. It is not a legal issue. Brian Gorman 232 Split Rail Court said that his concern is that the softball program is growing and we may need more fields. Mr. Gorman feels they need at least four fields. It is difficult to host tournaments and once the season ends in May the girls are done. The AA is looking for a traveling program and tournaments and may need more fields. The biggest issue is the maintenance of the grass. Jerry DeSanto said it would have to be cut every week if it were irrigated and every two weeks if it were not irrigated which would be about thirty man hours for the growing season. Chris Giangreco, VP President of the AA, 30 Bridgeboro said that the AA needs the support of the Township to maintain Leon Field. Discussion took place on hiring landscapers by using the money but this could become a union grievance issue. Mr. Hatcher said that decisions has to be made on who will handle the money from the signs. It was asked if a line item could be made to pay Public Works overtime from the sign money. Mr. Hatcher said the State would have to approve this as a Chapter 159. The AA would have to generate the income and go out and sell ads. Mr. Long said that a leasing agreement could be put in place so Mr. Hatcher would have a fixed number to be put in the budget. Mr. Hatcher said that we should find out how much money could be generated from signs because of the cap problem. Mr. Tartaglia wanted an answer if an irrigation system will be put in. Council said that they have to go through the budget process first. Mr. Tartaglia said that the AA will pay for the irrigation but absolutely will not maintain the field as it is on Township property and the Township maintains many other fields in town. Ms. Pangia made a motion that Doug Long be authorized to draft an agreement with the AA as far as

generating money for maintenance of the field. Mr. Morrow seconded the agreement and all were in favor.

TRUNK OR TREAT

Ms. Pangia passed out a flyer that would be used to advertise Trunk or Treat which would be held on the 26th of October. Trunk or Treat will be held at Community Park, if possible. We would need the asphalt to be completely done for the parking of the cars. If not, Trunk or Treat will be held at Holy Cross. Mr. Morrow would like to see some sort of security in place. Ms. Pangia said that each person would have a ticket with the name of the person and how many children are coming to the Trunk or Treat. Pumpkins or Mums may be for sale at the Trunk or Treat. Discussion took place if the event should be at Community Park. Ms. Pangia will do tickets. However, the tickets are free to Delran residents.

Mr. Schwartz made a motion that Council recognizes Trunk or Treat on October 27, location pending and flyer for the event meets approval of Mayor and Council. Everyone was in agreement with the motion as presented by Mr. Schwartz.

AGREEMENT BETWEEN RIVERSIDE/DELRAN FOR SEWER TREATMENT

Mr. Hatcher said that Council had a draft copy of the agreement and the Administrator of Riverside said that their Council would review it and sign off on the agreement last night and hand deliver it today. However, it did not get hand delivered today but it should be put on the public meeting for approval. Mr. Hatcher would also like to include the dollar amounts for the first two quarters as we have not paid them anything this year. This will be put on the public meeting agenda. Council agreed.

FIFTH STREET PUMP STATION

Mr. Hatcher asked for a verbal OK from Council for engineering work to move forward at the Fifth Street Pump Station. This was discussed last month and Jeff Williams had this in his capital budget. Ms. Pangia made a motion and Mr. Morrow seconded the motion. All were in favor.

ENGINEER'S REPORT

Mr. Winckowski advised that Rutgers Cooperative has a grant for improvements in the water shed and they can do projects to improve water quality. The engineer has asked for re-grading for the parking lot along the swim club to be included in that program. The engineer feels that the stream will be widened and they would do some water improvements to keep the debris away and Rutgers will pay for it all. He will go over the status report later in the meeting

REPORT'S

Mr. Hatcher- Mr. Hatcher said that all of our exposures have to be reported to the JIF and he is in the process of having all the department heads review the information and that will be finished soon.

A representative from PSE&G contacted Mr. Hatcher and advised that Mill Run Commons had not paid a lighting bill since 2009. We started an agreement with Mill Run Commons stating that we would reimburse them however they have not submitted a bill for reimbursement since 2009. There is not that many units in the complex and they do not have a management company. Mr. Hatcher reached out to an individual at Mill Run Commons and is working with PSE&G so that there street lighting is not turned off. The PSE&G will send the bill to us and it is approximately \$6500. However, the problem is that we are not supposed to pay prior year bills. However, we do not want the lights to be turned off and Mr. Hatcher will try to work with them to get this resolved.

ENGINEER'S STATUS REPORT - Mr. Winckowski said that he will start giving Council line items of things that have to be done at Community Park. They were impacted by some rain over the last several weeks and the fence contractor has been slow moving on the project. We will keep on top of them and try to keep them moving. Mr. Winckowski wants to meet with Jerry DeSanto and Jeff Hatcher at the Community Park because due to the Super Storm some trees fell and there is a lot of debris that needs cleaning up. This work is not part of the contract but is unsightly and needs to be cleaned up. CME will try to work with the contractor to get some of the work cleaned up.

Plans are underway for the road program. The survey crews are out. The engineer's goal is to by the next work session to have the plans and cost estimates to Council and go ahead with the advertising.

The outfall reconstruction for Stewart is advertised with an opening date for the bids of September 4. We are getting \$65,000 CDBG money for the project. The permits are in from the DEP. Mr. Hatcher said once we get written confirmation of the grant, we will do a Chapter 159 to bring the money into the budget and then we will not have to amend the ordinance.

CME has been looking at the embankment and outfall pipe at Swedes Lake and the recommendation is that it needs to be replaced. The repair did not work. The problem is to try to fix it further requires permitting and so much work. The answer is to replace it. It was determined that it is not a dam and although permitting would still be needed, it would be less extensive. If Council wants to move forward, we outlined what would be involved in the project. We could look at using CDBG funds or reappropriating funds from outstanding bond ordinances.

Mr. Schwartz asked if there is anything that could help temporarily while we looked into grants and waited for DEP approval.

Mr. Winckowski stated that we looked into lining the pipe and also repairing the pipe, but the issue is, we would be putting money out and there would be no guarantee that it would fix the problem. Now our recommendation is to move forward with replacing the pipe. If we can get the money in order we could be looking at spring construction. Mr. Hatcher will look at the ordinance to see if we have the funding in current ordinances and report back to Council.

Nicolas Retzko, 68 Alden Avenue, asked if houses around Swedes Lake flood when the lake floods.

Mr. Winckowski reported that there is one house on Fifth Street close to the entrance to the park that is lower than gets water up to the first floor and into the basement. The other properties are having damage to their retaining walls and surrounding property caused by the flooding.

Mr. Catrambone stated that this project was to address tide water flowing into the lake.

Mr. Retzko stated that nothing Council can do will help when the water is that deep.

Mr. Catrambone stated that we are just trying to repair the pipe and valve to its working condition. It was designed to keep tidal water from coming into the lake, it was not designed to control flooding.

Mr. Morrow stated that we understand that water levels are rising. We are trying to deal with the coming into Swedes Lake. We understand the dealing with the water level will be a major issue.

Mr. Retzko stated the other day he received a letter from his insurance company that he needs to pay his premium or raise his home. He asked if there were grants to raise his house.

Mr. Winckowski stated that we were not deemed one of the counties that were eligible for the grants. We did meet with the DEP last week to try and discuss the possibility of bringing those grant funds to this area.

Mr. Winckowski stated that the DOT has the plans for the Fairview Street plans and we have not heard anything which is a good thing. We are waiting on final approval from the County. There is one division, the Traffic Engineering Department that is still reviewing the plans.

Mr. Morrow stated that it is ludicrous that they are holding this up for so long to approve a sidewalk project. We received this grant almost a year ago.

Mr. Paris stated that he has reached out to them to try and push it through and they promised us we should hear this week.

Mr. Winckowski asked if we receive County approval can Council authorize the advertisement for the bid.

Mr. Morrow made a motion to authorize the advertisement of the bid for the Fairview Street Sidewalk Project, subject to County approval. The motion was seconded by Ms. Pangia. All were in favor, motion approved.

SOLICITOR- Mr. Long reported that our COAH spending plan has not been approved but we have in the plan a down payment system program. We need to adopt a Resolution at the next meeting to incorporate that into the plan.

MR. DESANTO – Mr. DeSanto stated that he believed when we did the improvements at Leon Avenue field a few years ago he felt that was the end of it.

Mr. Catrambone stated that he agrees that irrigation was never in the plan and we made it clear tonight. We cannot take on the ongoing maintenance.

MS. PANGIA – Ms. Pangia asked if anything has come from the e-mail regarding the property at 3 Stevens Drive. The landscapers are removing the fencing when cutting the grass.

Mr. Hatcher stated that it is not the Township maintaining the lawn, they were hired by the bank that is maintaining the property. There is no water in the pool.

Mr. Pangia stated that the Fire Department is having their 5K Run on September 7th and she asked if the Mayor or Council would like to help serve water out at Leon Avenue that day.

MR. MORROW – Mr. Morrow asked if Mr. Winckowski could look into grants to switch over to natural gas for their municipal vehicles. Mr. Winckowski stated that he did look into this in the past and they were not available in NJ but he will look again.

Mr. Morrow discussed a property on Fairview Street that has been abandoned for years. He asked what we can do to get them to demolish the building.

Mr. Hatcher stated that Mr. McCurley is looking at that property. Every town is facing the same issue, we do not have the funds to start demolishing properties. The only thing we have jurisdiction over is to make sure that the property is secure. Mr. DeSanto stated that we are also keeping on top of the high grass.

MR. SCHWARTZ – Mr. Schwartz had no report.

MR. CATRAMBONE – Mr. Catrambone had no report.

MR. PARIS – Mr. Paris reported that Nick from Throwbacks proposed a Beer Garden to be held on the same day as Delran Day at Holy Cross right after Delran Day ends. Holy Cross has agreed to the event and we will not need to provide insurance.

Mr. Hatcher stated that this is different than what was relayed to him. If this is separate from Delran Day then we will not go to the BCJIF for insurance for the Beer Garden. It is either part of Delran Day and we need to insure it or it is not. If this is after Delran Day he does not know why we would be involved.

Mr. Paris stated that he will talk with Nick and get back to Mr. Hatcher.

Mr. Hatcher stated that Council as a group should decide whether they want to include alcohol at Delran Day if it is determined that they want to include the Beer Garden as part of the event. The BCJIF is allowing this in Edgewater Park so we know that we can meet the conditions. Council agreed that they do not want to have the Beer Garden as part of Delran Day. If Throwback's would like to have something separate it would be up to them.

Mr. Paris stated that there are three DOT grant that we need to discuss that Bikeways, Municipal Aid and Safe Streets to Transit.

Mr. Winckowski stated that for Municipal Aid the last street we applied for was Tenby Chase Drive, which we have \$205,000 to use. We can either continue with Tenby Chase Drive or move to Hartford Road.

For Municipal Aid, Council agreed to continue with Tenby Chase Drive.

For Bikeways, Council agreed to apply for Hartford Road.

For Safe Streets to Transit Council agreed to apply for sidewalks along Hartford Road.

PUBLIC PORTION

Mr. Schwartz made a motion to open the meeting to the public for comments, seconded by Mr. Morrow. All were in favor, motion approved.

There were no comments from the public.

Mr. Morrow made a motion to end the public portion of the meeting. The motion was seconded by Mr. Schwartz. All were in favor, motion approved.

Ms. Pangia made a motion, seconded by Mr. Morrow to enter into closed session for Contract Negotiations, and Shared Services Discussions. All were in favor, motion approved.

Mr. Morrow made a motion to end closed session and reopen the meeting to the public. The motion was seconded by Ms. Pangia. All were in favor, motion approved.

Mr. Catrambone stated that we are back in open because we need to amend Resolution 2013-89 prior to Executive Session to include potential litigation.

Mr. Morrow made a motion to amend Resolution 2013-89 to include Potential Litigation as the reason to the Executive Session. The motion was seconded by Mr. Schwartz.

There being no questions, the roll was called.

Mrs. Kolodi, Mr. Schwartz, Ms. Pangia, Mr. Morrow and Mr. Catrambone voted aye.

Ayes: 5

Nays: None

Motion Approved

Mr. Morrow made a motion, seconded by Ms. Pangia to enter into closed session for Contract Negotiations, Shared Services Discussions and Potential Litigation. All were in favor, motion approved.

Ms. Pangia made a motion to adjourn the meeting, seconded by Mr. Morrow. All were in favor, the meeting was adjourned.

Respectfully submitted,

Jamey Eggers, Township Clerk