

Borough of Palmyra
Minutes-August 3, 2015

CALL TO ORDER.

PLEDGE OF ALLEGIANCE.

MOMENT OF SILENCE.

ROLL CALL.

**PRESENT: Mayor Scheffler, President Dobbs, Mr. Nowicki, Mr. Bostock, Ms. Arnold,
ABSENT: Mrs. Tait, Mr. Howard.**

OPEN PUBLIC MEETINGS STATEMENT

Public Notice of this meeting pursuant to the Open Public Meetings Act has been given by the Borough Clerk in the following manner:

- A. Posting written notice on the official bulletin board at the Palmyra Borough Hall on January 7, 2015.
- B. Mailing written notice to the Burlington County Times, and the Courier Post Newspaper on January 7, 2015.
- C. Notice to All Council Members.

APPROVAL OF MINUTES- President Dobbs requested that the roll call for the July 20, 2015 meeting be amended to show that she was present. President Dobbs made a motion to approve the minutes from July 20, 2015, Mr. Bostock second the motion. All members present voted in favor of the motion, Mr. Nowicki abstain.

CORRESPONDENCE.

A. Thank you card-Mayor Scheffler read the card from Mike Stokes for the flowers upon his recent surgery.

B. Thank you card-Mayor Scheffler read the card from the Campbell family for the flowers upon the recent death of Thomas Campbell.

C. Letter from Board of Education requesting 4th Street changes. Mayor Scheffler read from a letter received from Superintendent McBride requesting that Fourth Street in front of the school be made a one-way street for the safety of the students being dropped off at school. Mr. Gural informed council that a certification from an engineer that the ordinance met the requirements is required and that the cost would be about \$1500. for Environmental Resolutions. President Dobbs inquired if there is money in the budget for the cost. Mr. Gural replied that there is money in the road project budget that could be used. Ms. Arnold inquired about notifications for the street becoming a one-way. Mr. Gural explained that the residents who live on that block would have to be notified and there is probably only about 4 homes. Mayor Scheffler discussed that Chief Pearlman, Mr. Dreby and Superintendent McBride should meet and discuss the request and report back to council. Council discussed not doing the ordinance till late fall. Mr. Gural will reach out to everyone and arrange the meeting.

PROFESSIONAL UPDATES.

A. **ERM-John Hogue-** Mr. Nowicki stepped down from the dais. Mr. Hogue gave council an update on the plan investigation on Route 37 South. There is a meeting with the DEP various departments this Thursday. Mr. Hogue will advise the DEP of the plan and time frame. Mr. Gural informed council that the Borough has received a check from the Hazardous Discharge Site Remediation Fund for the remedial investigation of munitions. Mr. Nowicki returned to the dais.

RESOLUTIONS. Consent Agenda- Resolution 2015-144 to 2015-147 will be enacted as a single motion, if any resolution needs additional discussion it will be removed from the consent agenda and voted on separately. Mayor Scheffler read the titles of the resolution into the record. Mr. Bostock made a motion to approve the consent agenda, Mr. Nowicki second the motion. At the call of the roll, the vote was:

AYES: President Dobbs, Mr. Nowicki, Mr. Bostock, Ms. Arnold.

NAYES: None.

A. **Resolution 2015-144,** Resolution Authorizing Cancellation Of Municipal Certificate Of Sale for Block 65, Lot 11.

B. **Resolution 2015-145,** Resolution Extending The Due Date For 2015 3rd Quarter Property Taxes. (Aug. 25).

C. **Resolution 2015-146,** Resolution Authorizing Lincoln Financial And Borough Of Palmyra Chief Financial Officer To Distribute LOSAP Payment To The Beneficiary Of Palmyra Fireman Thomas Campbell, Sr.

D. **Resolution 2015-147,** Resolution Extending Resolution 2014-123, Resolution Authorizing The Appointment Of V-COMM, LLC as Cell/Radio Communications Tower Consultant Till December 31, 2015.

DISCUSSION ITEMS.

A. **Tony's Barbershop-**Mr. Gural discussed that he had spoken with Mr. Ventura and gave him a copy of the letter from ERI that was previously issued about the condition and cost of the wall repair. The repair would be about \$1,000. Mr. Gural discussed council contributing towards the cost of the mural and has informed Mr. Ventura that he is required to get two estimates. Ms. Arnold discussed that she would like to see the estimates before making a decision. Mayor Scheffler discussed that the Borough would help if the cost was reasonable.

B. **Cell Tower-**Mr. Gural informed council that the consultant has been given two files and will have a report at the September 21st meeting.

C. **Body Camera Grant-**the state has authorized funding for each county for the cameras. There are certain deadlines that have to be met for the grant and that council may be asked to consider funding from the 2015 capital ordinance in advance. Chief Pearlman explained that \$125,000 was given to each county to cover only the cameras and that he is looking to have an independent server installed to handle the storage from the cameras, it would save cost from having an outside vendor store the recordings.

D. **Safe & Secure Grant-**Chief Pearlman will do the necessary paperwork to see if the Borough is eligible.

E. **BC Municipal Park Grant For Riverbank-**Mr. Gural discussed that he is looking for ideas for the park along the Riverbank, it cannot have anything to do with the waterways as that would require a permit from the State. Most of the ideas are for the installation of a Gazebo. Mayor Scheffler would like to see the park be similar to the one in Riverton. Ms. Arnold requested that a bike rack be installed also.

F. **Tri-Boro Vets building-**Mr. Gural inquired if council wants to sell the lot. Mr. Rosenberg will have the deed filed with the County and that the Borough can offer the lot to adjacent property owners. Mr. Rosenberg will have available options for sale at the next meeting.

G. Labor Day weekend meeting, Tuesday 9/8/15-Council discussed cancelling the meeting due to the holiday and that there may not be a quorum. The meeting will be cancelled unless an emergency arises.

ADMINISTRATOR REPORT.

A. ERI Report-Morgan Avenue, Elm Ave. and Second Street Proposal-Mr. Gural gave the report for ERI. The meeting with the residents was held and three residents attended. The residents were concerned about the drainage. The plans have been sent to American Water Company for approval. The project should go out to bid in late August. There will be a meeting with OEM on the generator for the center this Friday. The cover for the tanks at the sewer plant are being installed. A part has been ordered for the doors at the center and then the key fobs will work. ERI has a proposal for services for the intersection of Morgan, Elm and Second Street. The first step will be to meet with the Chief and with Riverton to determine if the project warrants a traffic study.

B. Group Insurance Options For Fire Department Volunteers. Mr. Gural explained that the Borough is now able to offer benefits through Colonial Life for the volunteer firemen, it would be a one-time fee from the Borough of \$350.

C. Above-ground Fuel Tanks-Mr. Gural discussed that he has had a few conversations with the school district and that they have express an interest in doing a shared service for the gasoline.

D. Real Property Assessment Demonstration Program (Monmouth County Plan) The program was defeated.

E. Commercial/Mixed-use Sewer bills-the bills are ready to be processed. The mixed use properties will be eligible for a credit for the first half billing that will be applied to the second half. There is about \$24, 500 in loss revenue from the new billing. Mr. Gural explained that Gemini Linens will see a reduction of \$2,000 a quarter. Mr. Gural discussed that all of the sewer bills will have to increase in the next few years.

F. Habitat for Humanity-Mr. Gural discussed that they have a lot for sale in the Borough and that if Habitat builds a home on the lot it will qualify for COAH credits.

G. Sign, fence & porch setback ordinances/amendments- after comments are received from the Land Use Board engineer, the draft ordinance will be given to council for review.

H. Verizon Assessment-Mr. Gural informed council that Verizon has won their appeal of their assessment and that there will be a large loss of taxes.

PUBLIC COMMENT. Mr. Nowicki made a motion to open the meeting for public comment, Mr. Bostock second the motion. All members present voted in favor of the motion. Mr. Rader-Harbour Drive discussed that Mr. Montgomery came to council several years ago and discussed the need for a fence along the Riverbank and that council should include it as part of the grant they are applying for. Mr. Rader discussed that in the June 17th issue the Burlington County Times had an article about Brownfields in Palmyra. In October 2007 there was an article that stated that Mayor Gural at that time had said that the Southside of Route 73 was one of three sites for a convention center to be built. Mr. Rader inquired if there was actually property available at that time for development. Mayor Scheffler explained that the Borough has been working with developers for a long time. The environmental clean-up has to be done prior to anything being built. Mr. Rader inquired why a presentation by Mayor Gural at that time was made if there was no property available. Mayor Scheffler explained that redevelopers can help with the clean-up. Mr. Bostock explained that the situation was that there was a person interested in doing a convention center as an option, but it never came to be due to the bottom falling out of the market in 2008. Mr. Rader explained that there are several articles on redevelopers wanting to do various things, but no article said that the bottom fell out of the market and why isn't the negative about the redevelopment published. Mr. Bostock explained that with the economic at that time, the redevelopers needed their cash to keep their projects afloat. Mr. Rader inquired if a contract is signed by the Borough is it a public document? Mayor Scheffler explained that some of the

discussions leading up to the contract may be executive material, but once the contract is signed, it is a public document.

Mr. McElwee-Columbia thanked Mark Allen and Tom Ryan from public works for helping install the plaque at the corner of Broad and Cinnaminson Avenue. Mr. McElwee also thanked Mr. Mozer and Mrs. Riener for the plaque and invited everyone to come look at it during National Night Out on Tuesday.

Mayor Scheffler announced that National Night Out is tomorrow night at 6pm with vendors and activities going on between the band shell and the community center.

No one else wishing to be heard, President Dobbs made a motion to close the public portion, Mr. Bostock second the motion. All members present voted in favor of the motion.

CLOSED SESSION.

Resolution 2015-148, Resolution Excluding the Public From Certain Meetings Pursuant To Section 8 Of the Open Public Meeting Act C. 231 P. L. 1975. (Litigation, personnel). President Dobbs made a motion to approve the resolution, Mr. Nowicki second the motion. At the call of the roll, the vote was:

AYES: President Dobbs, Mr. Nowicki, Mr. Bostock, Ms. Arnold.

NAYES: None. Council went into executive session at 7:10pm.

Council returned to public session at 7:25pm.

No further action was taken.

ADJOURNMENT. President Dobbs made a motion to adjourn at 7:30 pm, Mr. Bostock second the motion. All members present voted in favor of the motion.