

May 22, 2006

The Regular Meeting of the Mayor and Council of the City of Woodbury held on the above date was called to order by President Harry R. Riskie at 7:30 p.m.. The meeting was held in Council Chambers located at Woodbury City Hall, 33 Delaware Street, Woodbury, N.J.. The Clerk/Administrator, Thomas B. Bowe, stated that it was a Regular Meeting of the Mayor and Woodbury City Council and due notice had been given to both the press and the public by reason of a resolution for Regular Meetings adopted January 3, 2006.

The Reverend Warren Light of Kemble Methodist Church delivered the Invocation.

### **ROLL CALL**

**Present:** Brown, Curtis, Louis, Tierney, Sloane, Curtis, Belko, President Riskie and Mayor Clark

**Absent:** Grimming

### **MINUTES**

On motion of Councilman Louis, seconded by Councilwoman Tierney, the minutes of May 8, 2006 were approved as submitted providing that the name of Councilman Grimming replace the name of Councilman Belko on page 4 under Personnel.

Councilman Sloane abstained from the vote on the minutes.

### **PUBLIC**

On motion of Councilman Louis, seconded by Councilman Curtis, the Regular Order of Business was suspended and the floor was opened to the Public for Agenda Items Only.

Anthony Chiesa, 36 Rugby Place, came forward asking for clarification on Ordinance #2028-06 regarding the billing and recovery of costs language and how that applied to helicopter landings in Woodbury.

Mayor Clark advised that normally our Fire Department is mandated by the State to be available every time there is a helicopter landing within the City limits. In the past, our Fire Department has not charged the hospital for this service even though all other personnel are reimbursed for their services. Some of these situations could last as long as four hours which also puts our services on hold for the amount of time they must stay for one of these transports.

Mr. Chiesa inquired if the hospital pays anything towards part of the tax base that includes police/fire services? The answer was that the hospital does not.

Mr. Chiesa advised that the State of Maryland charges a fee for fire/police services to tax exempt properties and this is something Council could look into.

As no one else desired to Address Council, on motion of Councilman Sloane, seconded by Councilman Curtis, the Public Portion was closed and the Regular Order of Business was resumed.

**FINANCE**

**FINANCE & ADMINISTRATION**

**RESOLUTION #06-92 - RESOLUTION AUTHORIZING THE PLANNING/ZONING BOARD TO CONDUCT A PRELIMINARY INVESTIGATION TO DETERMINE WHETHER BLOCK 113, LOT 15, A/K/A 122 SOUTH BROAD STREET, WOODBURY, IS A REDEVELOPMENT AREA**

Councilwoman Tierney presented the above-entitled resolution.

The City Clerk read the title of the resolution.

On motion of Councilwoman Tierney, seconded by Councilman Louis, the resolution was adopted by a voice vote.

**RESOLUTION #06-93 - RESOLUTION TO AUTHORIZE TAX EXEMPTION AND CANCEL TAXES FOR A DISABLED VETERAN, ANTHONY O. USHER**

Councilwoman Tierney presented the above-entitled resolution.

The City Clerk read the title of the resolution.

On motion of Councilwoman Tierney, seconded by Councilwoman Schreyer, the resolution was adopted by a voice vote.

**RESOLUTION #06-94 - RESOLUTION APPOINTING TAX ASSESSOR FOR THE CITY OF WOODBURY** (Roy Duffield)

Councilwoman Tierney presented the above-entitled resolution.

The City Clerk read the title of the resolution.

On motion of Councilwoman Tierney, seconded by Councilwoman Schreyer, the resolution was adopted by a voice vote.

**RESOLUTION #06-95 - A RESOLUTION ACCEPTING PARIS GRANT FROM THE NEW JERSEY DEPARTMENT OF STATE, DIVISION OF ARCHIVES AND RECORDS MANAGEMENT AND THE STATE RECORDS COMMITTEE IN THE AMOUNT OF \$19,750.00**

Councilwoman Tierney presented the above-entitled resolution.

The City Clerk read the title of the resolution.

On motion of Councilwoman Tierney, seconded by Councilwoman Schreyer, the resolution was adopted by a voice vote.

**RESOLUTION #06-96 - RESOLUTION AUTHORIZING EXECUTIVE SESSION** (Lease, Purchase or Acquisition of Real Property)

Councilwoman Tierney presented the above-entitled resolution.

The City Clerk read the title of the resolution.

On motion of Councilwoman Tierney, seconded by Councilman Sloane, the resolution was adopted by a voice vote.

**RESOLUTION #06-97 - RESOLUTION REJECTING BIDS FOR THE POLICE STATION RENOVATION PROJECT IN ACCORDANCE WITH N.J.S.A. 40A:11-13.2**

Councilwoman Tierney presented the above-entitled resolution.

The City Clerk read the title of the resolution.

On motion of Councilwoman Tierney, seconded by Councilman Sloane, the resolution was adopted by a voice vote.

**RESOLUTION #06-98 - NEW JERSEY DEPARTMENT OF TRANSPORTATION RESOLUTION, APPLICATION, AND AGREEMENT FOR STATE AID TO COUNTIES AND MUNICIPALITIES**

Councilwoman Tierney presented the above-entitled resolution.

The City Clerk read the title of the resolution.

On motion of Councilwoman Tierney, seconded by Councilman Sloane, the resolution was adopted by a voice vote.

**VOUCHERS**

On motion of Councilwoman Tierney, seconded by Councilman Louis, the vouchers as presented were authorized paid.

**PUBLIC SAFETY**

**ORDINANCES**

**ORDINANCE #2026-06 - ORDINANCE AMENDING CHAPTER 20 OF THE WOODBURY MUNICIPAL CODE ENTITLED: FIRE DEPARTMENT**

Councilman Sloane presented the above-entitled ordinance and requested that it be removed from the table and voted down.

On motion of Councilman Sloane, seconded by Councilwoman Schreyer, the ordinance was removed from the table by a voice vote.

On motion of Councilman Sloane, seconded by Councilwoman Schreyer, the ordinance was voted on by roll call vote.

The City Clerk read the title of the ordinance.

There was a roll call vote.

Ayes	0	
Nays	8	
Absent	1	Grimming

**ORDINANCE #2026A-06 - AN ORDINANCE AMENDING CHAPTER 20, OF THE WOODBURY MUNICIPAL CODE ENTITLED: FIRE DEPARTMENT**

Councilman Sloane presented the above-entitled ordinance.

The City Clerk read the title of the ordinance.

Councilman Sloane thanked everyone who worked on coming to an agreeable conclusion and how extremely pleased he was with how well everyone worked together in accomplishing this task.

On motion of Councilman Sloane, seconded by Councilwoman Brown, the ordinance was passed on first reading, to be advertised according to law, come up for second reading, public hearing and final passage at the next Regular Meeting of Council on June 12, 2006.

**ORDINANCE #2028-06 - AN ORDINANCE AMENDING CHAPTER 89 OF THE WOODBURY MUNICIPAL CODE ENTITLED: FIRE PREVENTION**

Councilman Sloane presented the above-entitled ordinance.

The City Clerk read the title of the ordinance.

On motion of Councilman Sloane, seconded by Councilman Curtis, the ordinance was passed on first reading, to be advertised according to law, come up for second reading, public hearing and final passage at the next Regular Meeting of Council on June 12, 2006.

**ECONOMIC DEVELOPMENT**

Councilman Louis stated that at the request of Ms. Horn, he is requesting authorization to have two signs ordered for use at the Farmers Market totaling \$144.00. On motion of Councilman Louis, seconded by Councilman Sloane, the request to purchase the signs was approved.

**ENVIRONMENTAL**

Councilwoman Schreyer advised that the Students in Government Program will be held at the Council Meeting scheduled for June 12, 2006. Councilwoman Schreyer stated that there will be a light dinner starting around 5:00 pm. All Council members were invited. Councilwoman Schreyer added that this program has been very well received and enjoyed by both the students and government officials as well.

Councilman Sloane suggested that in order for all the students to participate, every committee have something for the student to be involved in, such as presenting a resolution, ordinance, etc.. On several past occasions some Committees have had nothing to report or present; this takes away from the student participation; therefore, maybe those Committees who are more active than others can share their workload at that particular meeting. Anyone and everyone is welcomed to attend this meeting to see the students interacting.

Councilwoman Brown suggested that possibly Mr. Law could take pictures of this meeting to be used on the website.

**MAYOR**

Mayor Clark whole-heartedly agreed with Councilman Sloane's remarks regarding the complete cooperation received while discussing the changes for the Fire Department Ordinance. It was an extremely time consuming process making sure all details were covered to everyone's satisfaction. Everyone who worked on this should be thanked.

The Mayor also advised that on May 13th, she along with Councilman Belko attended the Regional Economic Planning Meeting at Riverwinds and the presentation was outstanding. Just to brief

everyone a little, the basic concept is to do Regional Planning to bring businesses into the County. Historically, cities in the past did not aggressively go out to recruit. This time the plan is to see what businesses would do best in certain areas by doing a comprehensive marketing study and then try to recruit those businesses into those towns. The Mayor is requesting that the City Solicitor draw up a resolution advising the County's Economic Planning Group that the City of Woodbury is interested in participating in such a program.

On motion of Councilman Sloane, seconded by Councilman Belko, the request to have the Solicitor draw up a resolution for the next meeting was approved.

Mayor Clark reminded Council Members that next Monday will be the Annual Memorial Day Parade; any Council member interesting in walking or riding in the parade should be at Hendrickson Park at 9:00 a.m..

Also the Mayor advised that the Annual Block Party will be held on Sunday, June 4th.

The Garden Club will also be holding their Annual Garden Tour on Saturday, June 10th, and everyone is invited to participate in all of the above-mentioned festivities.

### **PRESIDENT RISKIE**

President Riskie once again thanked everyone who worked on the Fire Department Ordinance for all the hard work stating that many people are not aware how much time it takes and how many evenings are given up to help make something of this nature come together.

### **CLERK/ADMINISTRATOR**

Mr. Bove, Clerk/Administrator, requested authorization to have Public Works go out to bid on a new leaflet. On motion of Councilman Sloane, seconded by Councilwoman Tierney, the request was granted.

The City Clerk/Administrator invited questions to be directed to the Engineer pertaining to the Engineer's Report.

Councilman Sloane inquired about Item #4 regarding the Woodbury Heights Reservoir Report?

Mr. Schiavo stated that the reference was for a report done on the feasibility of the existing or different Reservoir location in Woodbury Heights.

Councilman Sloane expressed some dissatisfaction with spending more money on a project which appears to be going nowhere.

Councilman Sloane also inquired about Item #11 and Item #20, the Skateboard Park Construction and the Renovations to City Hall, regarding loss of funding.

Mr. Schiavo responded in the affirmative that those funds were cancelled by the Governor.

President Riskie requested an update on the Wick Blvd. Project.

Mr. Schiavo advised that all the underground work is done and on Wednesday street paving and other items will begin. Mr. Schiavo then explained how the stormwater flow will be affected and what type of work was done to correct the problem that existed.

Councilwoman Schreyer agreed with Councilman Sloane's remarks regarding her discontent with how things are going with Woodbury Heights and the lack of cooperation.

Councilman Sloane continued stating that the City has made two decent attempts with them to no avail, not to mention the money spent, only to have them come back with no commitment again and again.

Councilman Curtis stated that even if there was some agreement made at the next scheduled meeting with Woodbury Heights, the City still has to go through their Planning Board for approval which can still tie up the project, and we are back to square one.

Councilman Louis suggested that we should make it perfectly clear to Woodbury Heights that the people most affected will be the Woodbury Heights residents.

Councilman Sloane stated that we should make it perfectly clear to them that unless Woodbury Heights is going to cooperate, the City of Woodbury does not intend to spend any more money on the project.

### **TREASURERS REPORT**

President Riskie presented the Treasurer's Report which was received as filed.

### **PUBLIC**

On motion of Councilman Curtis, seconded by Councilwoman Schreyer, the Regular Order of Business was suspended and the floor was opened to the Public for Non-Agenda Items Only.

Mark Rothgery, 349 Glover Street, came forward to discuss some problems he is having with some neighbors with cars being parked on lawns, and barking dogs. He has been trying to resolve these issues for three years. He has even gone to court on three separate occasions and the problems still persist. Mr. Rothgery stated that he is becoming frustrated because the issues he is bringing forward should be able to be resolved because they are violations being committed against City Ordinances. A number of Council members sympathized with Mr. Rothgery issues, especially the one pertaining to "barking dogs". Michael Aimino, the City Solicitor, came forward with some practical advice for Mr. Rothgery.

Dave Jenkins, 345 Glover Street, approached Council to talk about speed bumps he noticed while visiting Haddonfield last week. Mr. Jenkins stated that this peaked his interest and he went on their website to find out how we could participate. Mr. Jenkins stated that he still thinks that he would like to see City Police Officers monitor the area and issue tickets; however, there is another option available by considering the speed bumps.

Mayor Clark reminded Mr. Jenkins that studies are still being done and possibly after all the information is gather, a solution will be available; however, Mr. Jenkins' suggestion of speed bumps may still be a consideration.

As no one else desired to address Council, on motion of Councilman Curtis, seconded by Councilwoman Schreyer, the Public Portion was Closed and the Regular Order of Business was resumed.

On motion of Councilman Curtis, seconded by Councilman Sloane, there was a five minute-recess before Council went into Executive Session at 8:35 pm.

## E X E C U T I V E                      S E S S I O N

On motion of Councilman Sloane, seconded by Councilman Curtis, the Regular Order of Business was resumed at 8:45 pm.

On motion of Councilman Curtis, seconded by Councilman Sloane, the City Solicitor was authorized to go forward with the action discussed in Executive Session.

Mr. Roy Duffield, Tax Assessor, came forward to thank Council for his re-appointment this evening, stating that he appreciated all the accolades given him stating that he has enjoyed each and every day he has been employed by the City of Woodbury.

Mr. Duffield referenced the two situations that came before Council at the last meeting, where two different residents approached Council regarding lots near their homes and their wish to purchase them.

On the first property, Mr. Duffield stated that he contacted Mr. Mein making him an offer and stated that he would give him a couple of days to think it over. As of this date he has not heard back from the property owner; but will give him a few more days before contacting him.

The other property owner, Mr. Scaffidi offered the City \$2,000 for a particular lot. Mr. Duffield assessed the property at \$4200, whereby Mr. Scaffidi indicated that he would not be interested at that price. The other option offered to Mr. Scaffidi was for him to buy the lien on the property between his and the one the City owns. His response was that he would only do this if the City foreclosed on the lien then sold it to him. Mr. Duffield's opinion on that suggestion was that this was not the way to handle it.

Mr. Duffield suggested that the City foreclose on the property, merge the two lots together, then go before the Planning/Zoning Board for zoning changes.

Mayor Clark inquired if there was a potential use for the lot other than as "Industrial" as it is currently zoned. Mr. Duffield stated that the area was too small for a commercial/industrial building.

Councilman Curtis inquired if anyone approached the Tresh Company to see if they were interested in the S. Barber Avenue property.

Mr. Duffield stated that he would contact the Company to see if there was an interest.

Mr. Duffield continued by advising that there are 24 municipal liens still on the books, totaling \$400,000

dating back from 1981; the City of Woodbury should consider foreclosing on these properties.

Mr. Aimino suggested putting a list together to see what properties would be the most profitable to do at this time.

Councilman Curtis stated that if we have liens dating back to 1981, we should foreclosure on all of them, resell them so they can go back on the books for tax collecting purposes.

Mr. Duffield's final remarks indicated that the City owns many properties that could also be sold, and be put back on the tax rolls.

On motion of Councilman Sloane, seconded by Councilwoman Schreyer, the Council authorized Mr. Duffield to make up a list for Council's review.

Mr. Bowe stated that he spoke with a resident who has a bus stop in front of his house on Morgan and S. Evergreen Avenues and is requesting that it be eliminated because it is not being utilized.

On motion of Councilman Curtis, seconded by Councilman Sloane, the City Clerk was authorized to write a letter to DOT requesting the elimination of the bus stop.

Mr. Bowe advised that the City of Woodbury leases two parking lots from CONRAIL: one is located on Washington Avenue across from the American Legion Post for \$6300, the other at Laurel Street for \$1500. The City has been leasing said lots for the last ten years and the lease is again up for renewal. However, the cost has increased considerably; the lot on Washington Avenue will now be \$11,500, and Laurel Street for \$6,000. If the City does not lease the lots, then both areas in question will be fenced in. Mr. Bowe has attempted to speak with CONRAIL regarding the City possibly purchasing the properties since we have been maintaining the areas for many years. A response from Conrail is forthcoming

There being no further business, on motion of Councilman Sloane, seconded by Councilman Schreyer, the meeting was adjourned at 9:05 pm.

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THOMAS B. BOWE  
Clerk/Administrator

**OTHER OFFICIALS PRESENT**

Assessor: Roy Duffield

Engineer: Joseph Schiavo, PE

Deputy Clerk: Gail Scheffler

Emergency Management Coordinator: Lieutenant Cope

NPP Coordinator: Virginia Horn

Public Works: Rich Leidy, Supervisor

Solicitor: Michael Aimino, Esq.