

July 23, 2007

The Regular Meeting of the Mayor and Council of the City of Woodbury held on the above date was called to order by President C. Barry E. Sloane 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 4, 2007.

The President of Council requested a Moment of Silence.

ROLL CALL

Present: Riskie, Villari, Brown, Fleming, Louis, Tierney, Belko, President Sloane, and Mayor Curtis

Absent: Schreyer

MINUTES

On motion of Councilman Belko, seconded by Councilwoman Tierney, the minutes of the meeting of July 9, 2007 were approved as submitted.

PUBLIC

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

Dave Jenkins, 345 Glover Street, came forward to inquire about Resolution #07-129 that appoints a Housing Inspector Consultant Agreement.

Mr. Bowe advised that every year we appoint an inspector and C Construction Consultants has been the designated inspector for the Neighborhood Preservation Program in the past and have been selected to be the housing inspector for this year. They have submitted a fair price for the twelve month duration period.

On motion of Councilman Louis, seconded by Councilman Villari, the Public Portion was closed and the Regular Order of Business was resumed.

ORDINANCES

ORDINANCE #2055-07 – AN ORDINANCE OF THE CITY OF WOODBURY AMENDING CHAPTER 9 “CLAIMS AND WARRANTS” OF THE CODE OF THE CITY OF WOODBURY

Councilman Fleming presented the above-entitled ordinance.

The City Clerk read the title of the ordinance.

On motion of Councilman Fleming, seconded by Councilman Louis, the ordinance was ordered opened for public hearing.

On motion of Councilman Fleming, seconded by Councilman Louis, the public hearing was ordered closed.

On motion of Councilman Fleming, seconded by Councilman Louis, the ordinance was passed on second and final reading by a roll call vote.

Ayes	8	Riskie, Villari, Brown, Fleming, Louis, Tierney, Belko, Sloane
Nays	0	
Absent	1	Schreyer

RESOLUTIONS

RESOLUTION #07-128 – RESOLUTION OF THE CITY OF WOODBURY ACCEPTING PARIS GRANT FOR RECORDS MANAGEMENT, PRESERVATION AND STORAGE

Councilman Fleming presented the above-entitled resolution.

The City Clerk read the title of the resolution.

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

RESOLUTION #07-129 - RESOLUTION APPROVING THE EXECUTION OF A HOUSING INSPECTION CONSULTANT AGREEMENT FOR THE NEIGHBORHOOD PRESERVATION AND THE REGIONAL CONTRIBUTION AGREEMENT PROGRAMS

Councilman Fleming presented the above-entitled resolution.

The City Clerk read the title of the resolution.

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

RESOLUTION #07-130 – RESOLUTION AUTHORIZING SUBMISSION OF APPLICATION FOR MUNICIPAL ALLIANCE GRANT

Councilman Fleming presented the above-entitled resolution.

The City Clerk read the title of the resolution.

On motion of Councilman Fleming, seconded by Councilman Riskie, the resolution was adopted by a voice vote.

RESOLUTION #07-131 – RESOLUTION AUTHORIZING CLOSED SESSION FOR CONTRACT NEGOTIATIONS REGARDING REAL ESTATE MATTERS

Councilman Fleming presented the above-entitled resolution.

The City Clerk read the title of the resolution.

On motion of Councilman Fleming, seconded by Councilman Belko, the resolution was adopted by a voice vote.

RESOLUTION #07-134 – RESOLUTION AUTHORIZING THE CITY OF WOODBURY TO EXECUTE AN AGREEMENT TO TRANSFER AND TO TRANSFER REAL PROPERTY TO GLOUCESTER COUNTY HABITAT FOR HUMANITY

Councilman Fleming presented the above-entitled resolution.

The City Clerk read the title of the resolution.

Councilman Belko had three questions: the first was is this type of transaction done by resolution or ordinance. The City Solicitor, James Pierson, advised according to state statute it can be done by resolution. Councilman Belko then asked would it be beneficial to include “an owner occupied deed restriction” clause in the deed. Mr. Bowe advised that Habitat for Humanity will require this on their own. The final question was are there any “subsequent liabilities” to protect the City, as Councilman Belko remembered on a previous property there was an issue once an underground tank was discovered. Mr. Pierson stated that the agreement will read “as is” to ensure the City’s protection.

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

RESOLUTION #07-135 – RESOLUTION OF THE CITY OF WOODBURY AWARDDING SALE TO HIGHEST BIDDER

Councilman Fleming presented the above-entitled resolution.

The City Clerk read the title of the resolution.

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

VOUCHERS

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

Councilman Fleming advised that he met with New Jersey American Water and the meeting was cordial and they advised us that they would consider changing our agreement and charge the City on the consumption agreement rather than the current wording “on-demand”. They will get back to us.

Councilman Fleming also advised about the meeting recently held which was open to the Public concerning the “Bus Hub”. The meeting discussed the best location for a centralized bus depot for Woodbury.

PUBLIC WORKS

Councilman Belko inquired about the status of the ordinance he proposed at the last meeting regarding pilot fees and tax abatement fees with regard to the schools.

Councilman Fleming stated that they are still working on the ordinance and will try to have it available for the August meeting.

PUBLIC SAFETY

RESOLUTION #07-132 – RESOLUTION AUTHORIZING THE PURCHASE OF FOUR (4) 2007 DODGE DURANGOS UNDER STATE CONTRACT #a67059

Councilman Louis presented the above-entitled resolution.

The City Clerk read the title of the resolution.

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

RESOLUTION #07-133 – RESOLUTION AUTHORIZING THE PURCHASE OF ONE (1) ID500 COUNTERTOP LIVE SCAN SYSTEM FOR THE WOODBURY POLICE DEPARTMENT UNDER STATE CONTRACT #68462

Councilman Louis presented the above-entitled resolution.

The City Clerk read the title of the resolution.

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

The Mayor asked the Chief of Police to brief Council and the audience on just exactly what the Live Scan System is.

Chief Merinuk advised that it is a fingerprint system hooked up to the federal system whereby the Police Department can submit fingerprints into the system and within 20 minutes have a feedback of the individual's history. In the past fingerprints were submitted to the State and we had to wait back a considerable time for a response.

Councilman Louis advised that he attended the Economic Steering Committee Meeting held by Main Street and the Merchants Association and the concern is still on the table to get reduced-lane traffic along Broad Street. The Committee has requested that Councilman Louis bring to Council their intentions and support in moving forward with this concept.

President Sloane stated that he along with Mayor Curtis and Councilman Fleming had a meeting with a representative from Assemblyman Robert's Office to request a meeting with DOT and to aggressively move forward.

The Mayor advised that they are now dealing directly with the Deputy Director of DOT, Tom Keane, to move things along.

The Mayor referred to a situation along Route 47 in Vineland and that is exactly what Woodbury is attempting to do. The change in the traffic pattern is working very well in that area.

Councilman Louis thanked Council stating anything we can do to facilitate the request is appreciated.

APPLICATION TO FRIENDSHIP FIRE COMPANY

Councilman Louis presented and Application for Membership to the Friendship Fire company from Adrian King of Walnut Street in Woodbury.

On motion of Councilman Louis, seconded by Councilwoman Tierney, the application was approved as submitted.

PUBLIC WORKS

Councilman Belko advised that Jim Washington, Supervisor in the Public Works Department, has submitted his Letter of Resignation. It is the intent of the Public Works Department to eliminate this position and re-establish another position of foreman that will supervise the trash pick-up and recycling only.

Councilman Belko also advised that the street sweeper and jetter are both back in operation.

PERSONNEL

Councilman Riskie informed everyone that all job descriptions have been submitted to the Personnel Committee Members and they will meet on Monday, July 30, 2007 at his residence at 7:30 PM to review. Upon their review all of Council will be given copies.

RESOLUTION #07-136 – RESOLUTION APPOINTING ELECTRICAL SUBCODE OFFICIAL FOR THE CITY OF WOODBURY

Councilman Riskie presented the above-entitled resolution.

The City Clerk read the title of the resolution.

Mayor Curtis advised that Mr. Kunkle will be replacing Charlie Bastow who is leaving the City of Woodbury for a full-time position in another town. The Mayor stated that he has discussed this change with the other Mayors in the municipalities involved in the Joint Construction Program and they were all in agreement. Mr. Kunkle is certified to perform such duties and will be receiving only a small increment for taking on this added responsibility and not the full salary as was received by Mr. Bastow. This was Mr. Kunkle's suggestion.

COMMUNITY DEVELOPMENT

Councilwoman Brown reported that on July 16th the Bonsal Blues Band put on a performance at Rotary Park and a good time was had by all who attended.

Councilwoman Brown also reported on a meeting she attended with the Nissan Dealership regarding the parking problem in that area. The meeting involved discussing a parking sign stating that only employees could park on a certain section of the street. The sign will be removed and there will be another meeting to continue the talks.

MAYOR CURTIS

The Mayor stated that he attended a meeting with the County Administrator to discuss some preliminary work being done by the Economic Development Committee and how the City and County can come up with the money needed to accomplish some of the projects.

During that same meeting the County Parking Garage was discussed and some issues that came up were the relocation of a bus stop at Hunter and Broad Streets during construction for safety reasons and the other was designating Hunter Street one-way Broad to Euclid during the construction. The Mayor stated that there are many issues they have to continue to discuss so that the other businesses and residents are least affected and there are no major traffic problems because of the construction.

The Mayor also advised that he attended the Deptford Planning Board Meeting where the soccer fields were approved.

Mayor Curtis requested that Council approve a motion to have the City Engineer go out to bid to complete the Soccer Field Project. On motion of Councilwoman Tierney, seconded by Councilwoman Brown, the request to have to City Engineer go out to bid to complete the Soccer Field Project was approved.

CLERK/ADMINISTRATOR

Mr. Bowe discussed the HUB Study and the Public Hearing that was held on July 19th and advised that the City has received a \$50,000 grant towards the project.

The City Clerk/Administrator then invited the City Engineer to answer questions and advise what is going on with the various projects scheduled for the City of Woodbury.

Ted Wilkinson, City Engineer, discussed the following:

1) Quotes were received for the repairs to the Police Department Roof for \$17,000 but needs Councils approval. On motion of Councilwoman Tierney, seconded by Councilwoman Brown the approval was granted to proceed with the roof repairs;

2) Mr. Wilkinson advised that A.C. Schultes will be starting work on Wells 1, 2 and 1A next week;

3) Mr. Wilkinson inquired if there were additional Green Acres funds available to totally complete the soccer fields;

4) Councilman Louis inquired what item #10 referred to on the Engineer's Report regarding land purchase. President Sloane indicated this would be discussed in Executive Session;

5) Councilman Louis asked what is happening with the parking lot options at the Elkins lot that were recently sent to Council for its observation and comment. Mr. Wilkinson stated he was attempting to come up with the best configuration for the optimum spaces.

PUBLIC

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

Nora Leary, 219 Holroyd Place, came forward to discuss an issue with a handicap parking spot on her street. Ms. Leary inquired what the justifications are for awarding a handicap parking spot and what happens to that spot once the individual vacates that residence. Ms. Leary stated that there are four individuals who could qualify for a handicap spot on her street; who determines who is eligible or not? The one handicap spot that does exist is causing much concern because it has become a nuisance and what recourse do the neighbors have to have it removed?

Chief Merinuk stated that he has had some conversation with Ms. Leary and the spot in question was issued long before his tenure; however, the person currently using the spot does qualify for it. In order to obtain such a spot, documentation is needed by the individual's physician and approval from the local Police Department.

Ms. Leary then produced photographs showing the individual who uses this spot walking up twelve steps.

Chief Merinuk stated that he has seen documentation from the individual's physician and from the state that indicate she has a permanent disability.

President Sloane stated that in order to be fair, the City needs to formalize an ordinance with criteria for any future handicap spots. The main objection here is to make sure that the spots are not being abused and to make sure that the individual issued a handicap parking spot really deserves it.

Chief Merinuk advised that the City has to be aware that to revoke any existing spots would be a very delicate situation.

Councilwoman Brown stated that she as a handicap person just like the woman in the photograph who may not appear to be handicapped but in fact does qualify for handicap privileges.

Ms. Leary stated that she has parents who are handicapped and in no way is attempting to belittle anyone's ability to maneuver themselves due to a physical ailment; this situation is different, it is a total abuse of the handicap privileges and has been going on for several years.

President Sloane advised that he is authorizing the Solicitor to obtain ADA guidelines and proceed with establishing an ordinance for Council's consideration for the next meeting.

Mayor Curtis requested that if there is off-street parking available he does not understand the logic of issuing a handicapped parking space and this should be looked at very carefully.

Chief Merinuk stated that one thing of which everyone should be aware is that the City is not obligated to give anyone a handicapped parking space, but we do it as a courtesy.

The Mayor than gave an example of how they handled handicap parking space in a shore area with which he is familiar.

Councilwoman Brown suggested sending a letter to the woman involved to advise her of this situation.

Chief Merinuk stated that the woman has not been cooperative with the police. A letter probably would not change anything.

Ms. Leary thanked Council for their time and consideration in this matter.

The Mayor stated that he is personally familiar with this situation as his back yard backs up to the Leary's side yard and knows all too well how patient the residents have been concerning this situation and for that he wanted to commend their handling of the situation in such a calm manner.

Joan Fiorile, 48 Curtis Avenue, came forward to discuss a situation in her neighborhood specifically involving 51-53 Curtis Avenue, the owner being Cory Baldwin, stating that numerous calls have been made to the Police Department then gave her own personal situation whereby she had a confrontation with the residents of the property in question one morning at 3:30 am. Mrs. Fiorile then stated that a black gentlemen accused her of being a racist and became extremely agitated and confrontational with her.

Mrs. Fiorile continued given further situations whereby the decent residents who live in this same apartment property are harassed and made fearful for their existence, then gave two other examples.

Chief Merinuk stated that he has received a signed petition from the residents in that area and the Police Department is working with the concerned residents as well as working with

HUD. Chief Merinuk advised all the residents to continue to call the police so that they have a paper trail and possibly get enough material to file a criminal complaint against these individuals.

Ms. Frances Morell of 66 Curtis Avenue came forward to say that she put the letter together and had the people sign the petition and she can attest to everything Mrs. Fiorile is saying. Ms. Morrell said that although the Police do respond, as soon as they leave nothing changes. Also, 51-53 Curtis is not the only problem HUD property. There are others and the people who have lived on that street and try to make the neighborhood a better place are getting very frustrated.

Chief Merinuk explained that unfortunately our calls are screened by the Clayton dispatch and he has suggested that if a complainant does not want to answer all the questions that Clayton is required to ask, just hang up and call our police number directly. The Police will automatically come out to check out the call and see what prompted the call to begin with.

Chief Merinuk continued by saying that the Woodbury Police Department has a very good relationship with HUD and they will respond to their complaints.

President Sloane suggested pursuing the landlord and let him know that the City is going to pursue the disturbance and maybe a more aggressive approach will work.

Sharon Washington, 60 Curtis Avenue, came forward to inquire why 64A and 64B Curtis Avenue had been changed from a commercial unit to a residential unit and is concerned that this same type of situation will happen again.

President Sloane requested that Mr. Bowe talk to Brian Bosworth to find out more clearly why this was done.

Mrs. Jones, 140 Spring Street, approached Council to inquire about the Library's Garden and has any progress been made.

Councilman Louis stated that there has been a concept plan drawn up by the Engineer.

Mayor Curtis advised Mrs. Jones to contact Jean Wipf, the Librarian for more details.

Mrs. Jones then inquired if Councilman Belko had any more information on the recycling program.

Councilman Belko advised that we are still looking into some of the details, like bidding details and talking with Mantua Township.

Mrs. Jones also inquired why the High School and the baseball fields do not recycle.

The Mayor advised that unless they have someone watching the trash cans, it is difficult to monitor every item that is put into the trash receptacles.

Edna Baptiste, 25 E. Barber Avenue, inquired what the City intends to do with the field in her neighborhood where houses were supposed to be built. If the City is not going to use it to build on then they should at least level the ground and use the area for parking.

Mayor Curtis directed the question to Mike Walsh, Public Works Director, to look into the request and have the area cleaned up.

There being no one else, on motion of Councilman Louis, seconded by Councilwoman Tierney, the Public Portion was closed and the Regular Order of Business was resumed.

On motion of Councilwoman Tierney, seconded by Councilman Louis there was a five minute recess before Council went into Executive Session (approximately 9:05 pm).

EXECUTIVE SESSION

On motion of Councilman Louis, seconded by Councilwoman Tierney, the Regular Order of Business was resumed at 9:29 pm.

There being no further business, on motion of Councilman Belko, seconded by Councilman Louis, the meeting was adjourned at 9:30 pm.

THOMAS B. BOWE
Clerk/Administrator

OTHER OFFICIALS PRESENT

Assessor: Roy Duffield
City Engineer: Ted Wilkinson
Deputy City Clerk: Gail R. Scheffler
NPP Coordinator: Virginia Horn
Police Chief: Reed Merinuk
Public Works: Michael Walsh, Bill Lynch