

MINUTES
DECEMBER 27, 2010
7:30 p.m.

Pledge of Allegiance

President Sloane opened the meeting at 7:30 pm.

Invocation:

Moment of Silence

Reading of the Open Public Meeting Statement

The City Clerk read the Open Public Meetings statement.

Roll Call

Present: Pottillo, Riskie, Fleming, Tierney, Trout, President Sloane, Mayor Curtis

Absent: Villari, Louis, Brown

Changes to the Agenda

President Sloane stated that Resolution #10-182 would be added to the Agenda; the resolution established a Reorganizational Meeting date for next year.

Approval of Minutes:

On motion of Councilwoman Tierney, seconded by Councilman Riskie, the minutes of the meeting of December 13, 2010 were approved as submitted.

A correction was highlighted by Councilman Riskie requesting that the minutes reflect the approval of the minutes of the Executive Session of October 18, 2010.

Open to the Public for Agenda Items

On motion of Councilman Trout, seconded by Councilman Fleming, 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 to discuss several items on the agenda, all of which Council responded to.

Brendon Chiesa, 36 Rugby Place, also came forward voicing his concerns over several issues; Council also addressed these concerns.

Resolutions and Ordinances

- **Finance & Administration**

#2126-10 - An Ordinance of the City of Woodbury Amending and Supplementing Chapter 84 of the City Code, Entitled “Fees” (2nd Reading)

Councilman Fleming presented the above-entitled ordinance for final adoption.

The City Clerk read the title of the ordinance.

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

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

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

Ayes	6	Pottillo, Riskie, Fleming, Tierney, Trout, President Sloane
Nays	0	
Absent	3	Villari, Brown, Louis

#10-171 - Resolution Commemorating the Gloucester, Salem, Cumberland Counties Municipal Joint Insurance Fund’s 20th Anniversary

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 motion.

#10-174 - Resolution Authorizing the Transfer of Appropriations in the Local Budget of the City of Woodbury for the Year 2010

Councilman Fleming presented the above-entitled resolution.

The City Clerk read the title of the resolution.

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

#10-175 - Resolution Awarding Contract for Trash Truck Refuse Packer Retrofit

Councilman Fleming presented the above-entitled resolution.

The City Clerk read the title of the resolution.

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

#10-177 - Resolution Authorizing a Contract with Edmunds & Associates, Inc. to Provide Financial Accounting and Animal Licensing Computer Software Services

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 motion.

#10-178 - Resolution Authorizing a Closed Session to Discuss Real Estate Contract Negotiations

Councilman Fleming presented the above-entitled resolution.

The City Clerk read the title of the resolution.

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

#10-179 - Resolution Awarding Contract for Delaware Street Sanitary Sewer Improvements

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 motion.

#10-182 - Resolution Establishing Reorganization Date

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 motion

Vouchers

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

- **Public Safety**
- **Public Works/Utilities**

#10-172 - Resolution Authorizing Cancellations of Balances on Water/Sewer Accounts in the City of Woodbury

Councilman Pottillo presented the above-entitled resolution.

The City Clerk read the title of the resolution.

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

#10-173 - Resolution to Adjust Water Chargers for 3rd Quarter 2010 Bill Due to Faulty Transmitter Unable to Send Actual Reading

Councilman Pottillo presented the above-entitled resolution.

The City Clerk read the title of the resolution.

On motion of Councilman Pottillo, seconded by Councilman Trout, the resolution was adopted by a voice motion.

#10-176 - Resolution to Adjust Water Balances for Accounts Being Reviewed for Three Billing Periods after Occurrence

Councilman Pottillo presented the above-entitled resolution.

The City Clerk read the title of the resolution.

On motion of Councilman Pottillo, seconded by Councilman Trout, the resolution was adopted by a voice motion.

#10-180 - Resolution Authorizing Engineer to Prepare Loan Applications and Planning Documents Regarding Woodbury-Glassboro Road Water Main Replacement

Councilman Pottillo presented the above-entitled resolution.

The City Clerk read the title of the resolution.

On motion of Councilman Pottillo, seconded by Councilman Trout, the resolution was adopted by a voice motion.

Councilman Pottillo reassured everyone that the water meter problem will be further looked into and he has looked into having the system monitored by a third party company advising that he would need approval for this transaction not to exceed the amount of \$2500.00 for the fee charged.

On motion of Councilman Pottillo, seconded by Councilwoman Tierney, the Public Works Department was authorized to move forward with the third party monitoring of the meters.

- **Economic Development**

Councilman Fleming advised that the Redevelopment Committee met just before Christmas and has discussed plans for redevelopers to look at along with the hospital and state officials and be ready to receive proposals in the very near future.

- **Personnel**

#2127-10 - An Ordinance Amending Chapter A237 Section 52 C of the Code of the City of Woodbury Personnel Policies and Procedures Manual Health Insurance Policy (2nd Reading)

Councilwoman Tierney presented the above-entitled ordinance for final adoption.

The City Clerk read the title of the ordinance.

On motion of Councilwoman Tierney, seconded by Councilman Riskie, the ordinance was ordered opened for public hearing.

On motion of Councilwoman Tierney seconded by Councilman Trout, the public hearing was ordered closed.

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

Ayes	6	Pottillo, Riskie, Fleming, Tierney, Trout, President Sloane
Nays	0	
Absent	3	Villari, Brown, Louis

#10-157 - Resolution Approving Chief of Police Contract

Councilwoman Tierney presented the above-entitled resolution.

The City Clerk read the title of the resolution.

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

#10-181 - Resolution Authorizing Reinstatement of City Administrator

Councilwoman Tierney presented the above-entitled resolution.

The City Clerk read the title of the resolution.

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

James Pierson, City Solicitor, asked for an amendment changing the date of effective retirement from January 31st to February 1, 2011.

On motion of Councilwoman Tierney, seconded by Councilman Fleming, the resolution was adopted as amended.

Councilwoman Tierney expressed her thanks to Mayor Curtis for all the time and effort he has put into his position as Mayor for the City of Woodbury, even though she did not always agree with him, she knew his intentions were always for the good of the City.

Councilman Riskie wished Mayor Curtis well and thanked him for his service.

President Sloane thanked the Mayor for his service to the City and wished him success in his future endeavors.

- **Environmental**
- **Community Development**
- **Green Acres Program**

Reports:

- **Report of Mayor**

Mayor Curtis thanked the Police and Fire Departments who have gone above and beyond, the call of duty; they have always worked in an exceptional manner to serve the public.

The Mayor also thanked all the other Departments in the City for working so well with him.

- **Report of Clerk**

Open to the Public

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

Dave Scafidi, a property owner in Woodbury, came forward to discuss some issues specifically the awning at Polsky's. At another meeting the Mayor stated that the awning was not the reason for the business terminating, rather it was the lack of family interest in the business. However, Mr. Scafidi contacted someone who represented Polsky's and was told that the awning and the Historical Preservation Commission's lack of support for the awning were part of the problem. The other areas of concern were the increase in water bills, and the objections received when a laundromat was considered for that location. Mr. Scafidi stated that the City has to take a good look at the way things are happening in Woodbury, if it wants to see improvements.

Mayor Curtis stood by his original comment reiterating it was a family matter that caused Mr. Lupo's to close the Polsky business in Woodbury.

Mr. Scafidi continued by saying he has been a landlord in Woodbury for the past twenty years. He also stated he takes pride in being a landlord who keeps up his properties and would not hesitate to be the first to advise any of his tenants that he will not tolerate any type of disturbance at his properties. However, in the past couple of years, he has sold four of his properties because of the increase in taxes and water and sewer rates, landlord registration fees, etc.. The City is making the good landlords move out of the City and invest in other towns that are more reasonable with their rates.

President Sloane advised Mr. Scafidi that the City is still considering giving an incentive to good landlords.

Mr. Scafidi suggested that instead of using classes as the basis for incentives for good landlords, the City should consider the condition of properties and check police response calls

for problematic tenants. These numbers should make some difference in registration fees. Also, the City should look into the number of non-profits coming into the City and the number of Churches that have cropped up.

President Sloane stated that he is a landlord and has no problem paying the registration fee because he feels more comfortable knowing that it can work in his favor to have a police officer enforcing the housing regulations.

Anthony Chiesa, 36 Rugby Place, came forward to thank Mayor Curtis for his service to the City and if he is looking for another career, the Board of Education would welcome his participation.

Mr. Chiesa further inquired about a sidewalk ordinance and what it encompasses. A neighbor who sold his property is now required to put in a sidewalk and Mr. Chiesa was curious if it was now being enforced. The sidewalk ordinance was explained to Mr. Chiesa.

Brendon Chiesa, 36 Rugby Place, also thanked Mayor Curtis for his service. Mr. Chiesa also inquired about Hunter Street and Bayard Avenue regarding pot holes. Councilman Pottillo stated he would address that area.

On motion of Councilman Riskie, seconded by Councilwoman Tierney, there was a two minute recess before Council went into Executive Session and closed the Public Portion.

EXECUTIVE SESSION

On motion of Councilman Riskie, seconded by Councilman Trout, Council resumed the Regular Order of Business.

There being no further business, on motion of Councilwoman Tierney, seconded by Councilman Fleming, the meeting was adjourned at 9:15 pm.

THOMAS B. BOWE
Clerk/Administrator

OTHER OFFICIALS PRESENT

Assessor: Roy Duffield

Chief Financial Officer: Robert Law

Deputy City Clerk: Gail R. Scheffler

Emergency Mgmt Officer: Lieutenant S. Cope

Solicitor: James Pierson, Esq.