

MINUTES OF THE COUNCIL MEETING OF

February 27, 2012

The meeting was ordered opened by the President of Council, Heather Tierney with the Pledge of Allegiance at 7:30 PM in Council Chambers, 33 Delaware Street.

Invocation: Reverend Reeves of Straight Line Baptist Church delivered the Invocation.

Reading of the Open Public Meeting Statement

The City Clerk, Roy Duffield, read the Open Public Meeting statement.

Roll Call

Present: Carter, Connor, Lockman, Brown, Fleming, Trout, Louis, President Tierney and Mayor Riskie

Absent: Sloane

Minutes:

On motion of Councilman Trout, seconded by Councilman Connor, the minutes of the meeting of February 13, 2012 were approved as submitted.

Changes to the Agenda

President Tierney asked Councilman Louis to handle the Public Works Budget Presentation in Councilman Sloane's absence.

Also, Resolution #12-73 will be presented after the Executive Session, not in the sequence as presented on the agenda.

Public for Agenda Items

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

George Gallenthin, 26 Bayard Avenue, approached Council regarding Resolution #12-75, stated that he is aware of three (3) individuals who will profit from this transaction.

Ms. Chandler, from the Higher Standard Christian Performing Arts School, came forward to advise that her organization would like to have a summer camp for performing arts in Woodbury.

Ms. Chandler then explained the benefits from the program with the hope that Woodbury welcomes this program. The courses will be held at the Straight Line Baptist Church on North Broad Street.

Seeing no one else, on motion of Councilman Luis, seconded by Councilman Connor, the Public Portion was closed and the Regular Order of Business was resumed.

PUBLIC SESSION ON ORDINANCES AND RESOLUTIONS

Ordinances

#2155-12 - An Ordinance Amending Chapter 202, Article XV of the Code of the City of Woodbury Entitled: Signs (First Reading)

Councilman Connor presented the above-entitled ordinance.

The City Clerk read the title of the ordinance.

Councilman Louis asked for an explanation.

Mr. Aimino, City Solicitor, advised that at the current time no electronic signs are permitted throughout the City. However, the intent of this ordinance is to keep up with the technology changes and state requirements.

On motion of Councilman Connor, seconded by Councilman Louis, the ordinance was placed on first reading, to be published according to law, come up for public hearing and final adoption at the next regularly scheduled meeting of Mayor and Council on March 12, 2012.

Resolutions

Finance & Administration

#12-74 - Resolution Authorizing Executive Session (Pending or Anticipated Contract Negotiations)

Councilman Louis presented the above-entitled resolution.

The City read the title of the resolution.

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

Councilman Louis stated that along with contract negotiations also being discussed will be Resolution #12-73.

Vouchers

On motion of Councilman Louis, seconded by Councilman Trout, the vouchers as presented and certified were authorized paid.

POLICE BUDGET

President Tierney introduced Chief Reed Merinuk to make his presentation on the Police Department Budget.

Chief Merinuk reference certain line items explaining where increases were made and why, as well as, where money was saved. The Chief stated that he would like to thank his staff who is largely responsible for all of these savings.

The Chief continued his presentation by stating that there is one issue that strongly needs to be addressed and that is the condition of the Police Building. For several years it has been in disrepair and is continuing to deteriorate to the point that they either need a new building or we need to decide to make some major repairs.

FIRE DEPARTMENT

Chief Merinuk stated that the Fire Department has a very small budget and very little is spent on expenditure and that is usually for repairs to their vehicles.

Councilman Louis stated that he totally agrees with the Chief's remarks stating that it would definitely meet the criteria for a capital project improvement. Also, if the City would consider shared services with other towns, it may make the project more feasible if they would share in the expenses as well.

Public Safety

RAFFLE APPLICATION

On motion of Councilman Connor, seconded by Councilman Lockman, a raffle application from Underwood Memorial Hospital Auxiliary Board, raffle to be held on May 11, 2012, was unanimously approved as submitted.

Public Works/Utilities

Councilman Louis had nothing to report.

Economic Development

Resolution #12-75 - Resolution Authorizing the City of Woodbury Combined Planning/Zoning Board to Conduct a Preliminary Investigation to Determine Whether Block 154, Lot 8, 467 Cooper Street, Woodbury (Commonly Known as the Woodbury Country Club) is a Redevelopment Area

Councilman Trout presented the above-entitled resolution.

The City Clerk read the title of the resolution.

Councilman Louis inquired if there were any ramifications if this area is determined a redevelopment area.

Mr. Aimino stated that the Planning/Zoning Board would make a determination if the Country Club was in the redevelopment area and what their recommendation would be to Council.

Councilman Louis inquired how the decision would be both positively and negatively.

Mr. Aimino explained in some ways it would be good and in others would limit us.

President Tierney stated that this is a step in the right direction especially since the residents are obviously not satisfied with the current owner and if the Planning/Zoning Board feels that the area could attract more interest if it were to be developed.

Councilman Fleming advised that this is the first step towards determining if it is in a redevelopment area, the second step would be presenting a plan to move forward. At this point we do not know if it will remain as a golf course; but we have to start somewhere.

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

On another matter, Councilman Trout publicly thanked the Woodbury Police Department when his business was in the process of being burglarized. The quick response from the Police Department prevented this from occurring, they did an outstanding job.

Personnel

Councilman Connor had nothing to report under Councilman Sloane's committee.

Property Maintenance

Councilman Lockman had nothing to report.

Community Development

Councilwoman Brown thanked Ms. Chandler for sharing her visions with Council.

Parks and Recreation/Environmental

#12-72 - Resolution Authorizing the Mayor and Administrator to Execute a Lease Agreement with the Woodbury Community Gardens Association of NJ, a New Jersey Non-Profit Corporation for the Purpose of Conducting the Woodbury Community Garden

Councilwoman Carter presented the above-entitled resolution.

The City Clerk read the title of the resolution.

On motion of Councilwoman Carter, seconded by Councilwoman Brown, the resolution was unanimously adopted by voice vote.

Reports:

Report of Mayor

Mayor Riskie touched on the following subjects:

1. He spoke at the South Jersey Poets Association on Friday at the Friends Meeting House;
2. He attended the George Anastasia presentation at the Woodbury Library where the author signed copies of his recent book;
3. The Library has added a new coffee service to their facility which makes for an even more enjoyable visit to our local facility. Mrs. Wipf does an excellent job in her position to make a visit to the library a pleasant experience;
4. The Mayor attended the African American Oral History Meeting on Saturday where many things were discussed; Mrs. Gloria Holmes does a very fine job in putting this event together;
5. The Road Runners Club will be celebrating the 40th Anniversary of the Woodbury Relays and recognize all the Woodbury residents who have participated over the years;
6. The Town Clock was installed at the Railroad Station on February 17th and is a great addition to the area especially in the evening hours when it illuminates and welcomes people travelling in and out of Woodbury;
7. There will be a Special Meeting of the Historic Preservation Commission to discuss the Green Hotel;
8. The Mayor attended a collegiate squash tournament in Princeton, NJ this past weekend. His son, Tim, is the head coach at Hobart College which won the tournament. Mayor Riskie is very proud of his achievements both as a father and as a Woodbury HS graduate;

Report of Clerk

Mr. Duffield, City Clerk, advised that nominating petitions are due in the Clerk's office on April 2nd by 4:00 pm for anyone running for public office.

Financial Disclosure Statements are due by April 30th.

There will be a JIF elected officials training seminar held in Easthampton, NJ on March 14, 2012. The City receives a credit of \$250.00 for each attendee who completes the seminar.

Public

On motion of Councilman Trout, seconded by Councilman Louis, the Regular Order of Business was suspended and the floor was opened to the Public for any items.

George Gallenthin, 26 S. Bayard Street, approached Council to thank the Public Works Department for coming to examine the sanitary sewer lateral line he brought to their attention. He thinks the problem is caused by water from the adjacent Country Club property.

John Pafumi, 34 N. Drexel Street, thanked the Woodbury Police Department for the excellent job they did when someone damaged a window at his business location.

Mr. Pafumi also expressed his disappointment with the conditions of the Police Department Facilities. He thinks the old Sta-Fit Building at 115 S Broad might be a good location for it. The increased police presence and the constant flow of activity might be a deterrent to any potential criminal activity if located in the center of town.

Jody Long, 577 Cooper Street, came forward to agree with the deplorable conditions of the Police Department stating in his opinion, it is a "pit", if it were a private business, it would not meet with code and be shut-down.

Mr. Long inquired what the outcome of the water situation was at the back of his property. The City Engineer, Jim Clancy, stated he went out to the site with Mr. Leidy and Mr. Clancy did contact the Bank and offer a solution to the problem. The bank representative advised that he would pass the information to the bank for approval.

President Tierney advised that they will stay on top of this situation as far as the City can go; however this unfortunately is a matter between two private property owners.

Mr. Long spoke again on what he was told occurred with the prior owners, as well as how changes made by neighboring properties also affected his property.

John Pafumi, returned speaking as a Planning/Zoning Member stating that if property owners change the scope of their property, it should have been done through the Planning and Zoning Board, which would shed a different light on the situation.

Mr. Long stated this is all speculation and no one can confirm when and who actually made these changes.

President Tierney stated that this is not going to be resolved tonight, we have paid our engineer to come up with a solution and that is exactly what we are attempting to do. The Engineer has only advised Council of his decision on how to correct the situation this evening. We cannot speculate on what occurred in the past, only what we can advise the owner to do to have it corrected and where the responsibility lies.

George Gallenthin also returned to comment that in his opinion this seems to be a health issue at this point.

Gloria Nelson, 19 Nelson Avenue, stated that the African American Oral History organization has been in existence for four years and are currently in the process of trying to educate everyone on all the contributions the African American population has contributed to Woodbury's History. A DVD is currently in the works and will be available for sale in the near future.

On motion of Councilman Fleming, seconded by Councilman Trout, the Regular Order of Business was suspended and there was a five-minute recess before Council went into Executive Session (approximately 8:52 pm)

EXECUTIVE SESSION

On motion of Councilman Louis, seconded by Councilman Trout, the Regular Order of Business was resumed (approximately 9:20 pm).

#12-73 - Resolution Authorizing Assignment of Tax Sale Certificates #10-00112; #10-00115; #10-00116; and #05-0076 at Private Sale Pursuant to N.J.S.A. 54:5-113, Authorizing the City to Enter into a Sales and Assignment Agreement and Assignment of Financial Agreement with Three WM Real Estate LLC and Four WM Real Estate, LLC

Councilman Louis presented the above-entitled resolution.

The City Clerk read the title of the resolution.

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

ADJOURNMENT

On motion of Councilman Louis, seconded by Councilman Trout, there being no further business, the meeting was adjourned at 9:22 pm.

ROY A. DUFFIELD
City Clerk

OTHER OFFICIALS PRESENT

Administrator: Karl J. Kinkler
Assessor/Deputy Clerk: Roy A. Duffield
Chief Financial Officer: Robert Law
Economic Development Director: Ronda Abbruzzese
Engineer: James Clancy, PE
Librarian: Jean Wipf
Main Street Director: Larry Geiger
Police: Chief Reed Merinuk, Captain T. Sheehan
Solicitor: Michael Aimino, Esquire
Tax Collector: Lorraine Reeves