

**BOROUGH OF WESTVILLE**  
**Regular Council Meeting**  
**114 Crown Point Road**  
*May 15, 2013 ~ 7:00 p.m.*  
*Agenda*

**CALL TO ORDER**  
**PLEDGE OF ALLEGIANCE**  
**PUBLIC NOTICE**  
**ROLL CALL**

*Meeting Minutes of April 10, 2013*

**PUBLIC COMMENT ON AGENDA ITEMS ONLY**

**REPORTS OF THE COMMITTEES FOR MARCH AND APRIL**

**Water, Sewer, Highway, Street Lighting & Recycling**  
**Finance & Accounting**  
**Police - March and April**  
**Library**  
**Housing and Code Enforcement**  
**Environmental Commission**  
**Land Use Board**

**OLD BUSINESS:**

**Alan Hirschfeld - Update on Underground Storage Tanks**

*Public Hearing On:*

**BOND ORDINANCE NO. 4-2013 ~ CALENDAR YEAR 2013 ORDINANCE TO EXCEED THE MUNICIPAL BUDGET APPROPRIATION LIMITS AND TO ESTABLISH A CAP BANK (N.J.S.A. 40A:4-45.14)**

*Motion to Open the meeting to the Public* \_\_\_\_\_ *By* \_\_\_\_\_ *Sec.* \_\_\_\_\_  
*Motion to Close the meeting to the Public* \_\_\_\_\_ *By* \_\_\_\_\_ *Sec.* \_\_\_\_\_

*Motion to* \_\_\_\_\_ *By* \_\_\_\_\_ *Second* \_\_\_\_\_

*Public Hearing On:*

**ORDINANCE NO. 5-2013 ~ BOND ORDINANCE AUTHORIZING REHABILITATION OF BOROUGH OWNED PROPERTIES, INCLUDING THE BUILDING RENOVATIONS AND INSTALLATION OF ELEVATOR AT 165 BROADWAY AND OTHER IMPROVEMENTS TO BOROUGH PROPERTIES AS MAY BE APPROPRIATE FOR THE BOROUGH OF WESTVILLE, COUNTY OF GLOUCESTER APPROPRIATING THE SUM OF \$100,000 THEREFOR; AUTHORIZING THE ISSUANCE OF GENERAL OBLIGATION BONDS OR BOND ANTICIPATION NOTES OF THE BOROUGH OF WESTVILLE, COUNTY OF GLOUCESTER, NEW JERSEY IN THE AGGREGATE PRINCIPAL AMOUNT OF UP TO \$95,000.00; MAKING CERTAIN DETERMINATIONS AND COVENANTS; AND AUTHORIZING CERTAIN RELATED ACTIONS IN CONNECTION WITH THE FOREGOING**

*Motion to Open the meeting to the Public* \_\_\_\_\_ *By* \_\_\_\_\_ *Sec.* \_\_\_\_\_  
*Motion to Close the meeting to the Public* \_\_\_\_\_ *By* \_\_\_\_\_ *Sec.* \_\_\_\_\_  
*Motion to* \_\_\_\_\_ *By* \_\_\_\_\_ *Second* \_\_\_\_\_

*Agenda*

**RESOLUTION NO. 58-2013 ~ ALLOWING FOR THE BUDGET TO BE READ IN TITLE ONLY**

*Motion to \_\_\_\_\_ By \_\_\_\_\_ Second \_\_\_\_\_*

**Public Hearing On:**

**ADOPTION OF 2013 BUDGET**

*Motion to Open the meeting to the Public \_\_\_\_\_ By \_\_\_\_\_ Sec. \_\_\_\_\_  
Motion to Close the meeting to the Public \_\_\_\_\_ By \_\_\_\_\_ Sec. \_\_\_\_\_*

*Motion to \_\_\_\_\_ By \_\_\_\_\_ Second \_\_\_\_\_*

**NEW BUSINESS:**

Letter from Bach Associates regarding "Planning Proposal for Redevelopment Planning Services" (Block 73, Lots 6 & 7, designated by the Land Use Board as Area In Need of Redevelopment.)

RECOMMENDATION from Land Use Board, that Block 73, Lots 6 and 7 be designated as an area in need of redevelopment.

*Motion to \_\_\_\_\_ By \_\_\_\_\_ Second \_\_\_\_\_*

**RESOLUTION NO. 59-2013 ~ DESIGNATING CERTAIN PROPERTY WITHIN THE BOROUGH OF WESTVILLE AS AN AREA IN NEED OF REDEVELOPMENT IN ACCORDANCE WITH THE LOCAL REDEVELOPMENT AND HOUSING LAW, N.J.S.A. 40A:12A-1 ET SEQ.**

*Motion to \_\_\_\_\_ By \_\_\_\_\_ Second \_\_\_\_\_*

*Introduction of*

**ORDINANCE NO. 6-2013 ~ AN ORDINANCE OF THE BOROUGH OF WESTVILLE, ADOPTING THE REDEVELOPMENT PLAN RELATING TO BLOCK 73, LOTS 6-7 IN THE BOROUGH OF WESTVILLE, COUNTY OF GLOUCESTER, NEW JERSEY**

*Motion to \_\_\_\_\_ By \_\_\_\_\_ Second \_\_\_\_\_*

*Introduction of*

**ORDINANCE NO. 7-2013 ~ AUTHORIZING THE GRANTING OF A LONG TERM TAX EXEMPTION AND THE EXECUTION OF A FINANCIAL AGREEMENT WITH MANTUA URBAN RENEWAL ASSOCIATES, L.P. PURSUANT TO N.J.S.A. 40A:20-1 ET SEQ.**

*Motion to \_\_\_\_\_ By \_\_\_\_\_ Second \_\_\_\_\_*

Elevator Bids were received on Friday, May 10, 2013 at 10:00 a.m. in the Municipal Building at 165 Broadway. The following is a list of bids received:

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<u>NAME</u>	<u>AMOUNT OF BID</u>
LEVY CONSTRUCTION CO. 134 CUTHERBERT BLVD. AUDUBON, NJ 08106	\$158,600
WJ GROSS, INC. GEN CONTR. 495 CENTER STREET SEWELL, NJ 08080	\$159,000
STRAGA BROTHERS INC. P.O. BOX 216 GLASSBORO, NJ 08028	\$145,700
MD REMODELING LLC 1531 VICTORY AVENUE CECIL, NJ 08094	\$162,000

RESOLUTION NO. 60-2013 ~ TO AWARD THE INSTALLATION OF MUNICIPAL ELEVATOR PROJECT TO THE LOW BIDDER STRAGA BROTHERS, INC. IN THE AMOUNT OF ONE HUNDRED, FORTY-FIVE THOUSAND AND SEVEN HUNDRED DOLLARS (\$145,700.)

*Motion to \_\_\_\_\_ By \_\_\_\_\_ Second \_\_\_\_\_*

RESOLUTION NO. 61-2013 ~ APPROVING CHANGE ORDER NO. 1 FOR THE 165 MUNICIPAL RENOVATIONS PROJECT FOR STRAGA BROTHERS, INC. IN THE AMOUNT SIX THOUSAND, THREE HUNDRED, THIRTY-SIX DOLLARS (\$6,336.00) TO LEVEL AND FEATHER EDGE EXISTING CONCRETE FLOOR IN JUDGES CHAMBERS AREA

*Motion to \_\_\_\_\_ By \_\_\_\_\_ Second \_\_\_\_\_*

RESOLUTION NO. 62-2013 ~ APPROVING CHANGE ORDER NO. 2 FOR THE 165 MUNICIPAL RENOVATIONS PROJECT FOR STRAGA BROTHERS, INC. IN THE AMOUNT OF FIFTEEN HUNDRED, TWENTY-FIVE DOLLARS (\$1,525.00) TO FURNISH AND INSTALL THREE QSS-4612 SHELVES

*Motion to \_\_\_\_\_ By \_\_\_\_\_ Second \_\_\_\_\_*

RESOLUTION NO. 63-2013 ~ APPROVING CHANGE ORDER NO. 3 FOR THE 165 MUNICIPAL RENOVATIONS PROJECT FOR STRAGA BROTHERS, INC. IN THE AMOUNT NINETEEN THOUSAND, FOUR HUNDRED, AND THIRTY-FIVE DOLLARS (\$19,435.00) FOR ADDITIONS TO THE HARDWARE SCHEDULE (An allocation was made in the contract for hardware installation of \$10,000. The actual cost of hardware is in excess of \$29,000 including \$10,000 in the hardware and installation of the holding cell.)

*Motion to \_\_\_\_\_ By \_\_\_\_\_ Second \_\_\_\_\_*

RESOLUTION NO. 64-2013 ~ APPROVING CHANGE ORDER NO. 4 FOR THE 165 MUNICIPAL RENOVATIONS PROJECT FOR DOLAN MECHANICAL (PLUMBERS) IN THE AMOUNT FOUR THOUSAND, THREE HUNDRED, TWENTY-SEVEN DOLLARS AND ELEVEN CENTS (\$4,327.11) TO PROVIDE ADDITIONAL GAS PIPING TO HVAC UNIT NOT ORIGINALLY IN THE BID

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*Motion to \_\_\_\_\_ By \_\_\_\_\_ Second \_\_\_\_\_*

**RESOLUTION NO. 65-2013 ~ AUTHORIZING THE SEWER CLERK TO TRANSFER A SEWER OVERPAYMENT OF \$104.32 FOR 332 SUMMIT AVENUE THAT WAS MADE ON SEWER ACCOUNT #229 TO WATER ACCOUNT #229.**

*Motion to \_\_\_\_\_ By \_\_\_\_\_ Second \_\_\_\_\_*

**RESOLUTION NO. 66-2013 ~ AUTHORIZING THE WATER CLERK TO CREDIT MULTIPLE WATER ACCOUNTS DUE TO METER ERRORS**

<u>ACCOUNT</u>	<u>NAME</u>	<u>ADDRESS</u>	<u>AMOUNT</u>
1946	Gary Bailey	237 Windsor Lane	\$ 406.23
770	Michael Keck	38 Birch Avenue	\$ 509.98
1496	Robert King	33 Harvard Avenue	\$ 53.24
1282	William Marsden	27 Ambler Street	\$ 286.50
1200	Natalie Perez	144 Cedar Avenue	\$ 236.39

*Motion to \_\_\_\_\_ By \_\_\_\_\_ Second \_\_\_\_\_*

**RESOLUTION NO. 67-2013 ~ AUTHORIZING THE PLACEMENT OF PROPERTY MAINTENANCE LIENS**

<u>BLOCK/LOT</u>	<u>NAME</u>	<u>AMOUNT</u>
71/5	324 Chestnut Street	\$ 492.01
58/1	201 Maple Avenue	\$ 115.72
48/6	20-22 Pine Street	\$ 85.72
48/16	224-226 Broadway	\$ 100.72
100/19	23 Hillside Avenue	\$ 115.72

*Motion to \_\_\_\_\_ By \_\_\_\_\_ Second \_\_\_\_\_*

**RESOLUTION NO. 68-2013 ~ APPOINTING BRIAN CAMPBELL AS A PART-TIME CLEAN COMMUNITIES EMPLOYEE EFFECTIVE, MAY 20, 2013**

*Motion to \_\_\_\_\_ By \_\_\_\_\_ Second \_\_\_\_\_*

**RESOLUTION NO. 69-2013 ~ APPOINTING IAN BETHAM AS A PART-TIME SUMMER HELP EMPLOYEE, RETROACTIVE TO MAY 6, 2013**

*Motion to \_\_\_\_\_ By \_\_\_\_\_ Second \_\_\_\_\_*

**RESOLUTION NO. 70-2013 ~ APPOINTING STEVE CONOVER TO THE ENVIRONMENTAL COMMISSION**

*Motion to \_\_\_\_\_ By \_\_\_\_\_ Second \_\_\_\_\_*

**RESOLUTION NO. 71-2013 ~ APPOINTING RAYMOND BERRY TO THE LAND USE BOARD**

*Motion to \_\_\_\_\_ By \_\_\_\_\_ Second \_\_\_\_\_*

*Agenda*

**RESOLUTION NO. 72-2013 ~ APPOINTING TRAVIS LAWRENCE TO THE LAND USE BOARD**

*Motion to \_\_\_\_\_ By \_\_\_\_\_ Second \_\_\_\_\_*

**2013 AMUSEMENT GAMES APPROVAL for Gateway Diner, 106 Broadway, approved by the Police and Fire Departments**

*Motion to \_\_\_\_\_ By \_\_\_\_\_ Second \_\_\_\_\_*

**AGREEMENT from Gloucester County regarding Shared Services for use of the County's Public Works Vehicle Wash Facility**

*Motion to \_\_\_\_\_ By \_\_\_\_\_ Second \_\_\_\_\_*

**REQUEST from Straight-Line Church to hold a community barbeque on July 13, 2013 from 12:00 p.m. to 4 p.m. to introduce themselves to the community. The Church will provide hotdogs, hamburgers, drinks, pretzels and popcorn and the children will be entertained with games and face painting.**

*Motion to \_\_\_\_\_ By \_\_\_\_\_ Second \_\_\_\_\_*

**REQUEST from Michael Keck, Public Works Foreman, for a leave of absence without pay, for the period of June 13, 2013 until October 1, 2013**

*Motion to \_\_\_\_\_ By \_\_\_\_\_ Second \_\_\_\_\_*

**REQUEST from resident to have a designated Handicap parking space in front of her home at 20 Parkview Drive.**

*Motion to \_\_\_\_\_ By \_\_\_\_\_ Second \_\_\_\_\_*

**REQUESTED BY COMMITTEES AND/OR MAYOR:**

- Discussion of Comcast of Gloucester County, LLC Application filed - Public Hearing scheduled for June 26th.
- Discussion of Train issues within the Borough of Westville
- Discussion of Ordinance regarding Automotive Repair
- Discussion of Flooding Issue

**COMMUNICATIONS:**

- ❖ Report on 2013 Tax Sale from Tax Collector
- ❖ Letter of Resignation from Detective Anthony Garbarino
- ❖ Letter of Resignation from SLEO Class II Officer Michael Flannery
- ❖ Letter of Resignation from SLEO Class II Officer Anthony Greenwald

## *Agenda*

- ❖ Parkview School ~ 2013-2014 School District Budget Statement
- ❖ Letter from Majority Leader Loretta Weinberg in response to Westville's Resolution No. 33-2013 "Opposing Senate Bill 2511 Amendments to Open Public Meetings Act"
- ❖ Letter from Mayor Welsh regarding appointments to the Land Use Board and Environmental Commission
- ❖ Letter from Langan Engineering & Environmental Services regarding former Harte-Hanks Print Facility
- ❖ Letter from Gloucester County regarding 2012 Municipal Grant for Installation of Elevator at 165 Broadway
- ❖ 200 foot notice from Capehart & Scatchard regarding property situated at 27 Delsea Drive and 40 Edgewater Avenue
- ❖ Meeting Minutes - GCIA - March 21, 2013
- ❖ Meeting Minutes - GCUA - April 10, 2013
- ❖ Letter from Gloucester County's Department of Public Works regarding the Pesticide Control Program (the package provided from the County contains approximately 300 pages so is available for viewing at the Clerk's Office)
- ❖ Letter from ENVIRON regarding "Legal Notification of Permit Application to NJDEP, Division of Land Use Regulation" submitted on behalf of Gloucester Titanium Company, Inc.
- ❖ Letter from the New Jersey Landscape Contractors Association regarding the language and enforcement of the "Contractors' Registration Act"
- ❖ Letter addressing Super Bowl XLVIII from NY/NJ Super Bowl Host Company and NJ Sports & Exposition Authority
- ❖ Letter from Apostles' Doctrine Church rescinding their request to use Thomas West Part for a block party
- ❖ Letter from Gloucester County Public Works providing Mosquito spray locations and times

### MONEY COLLECTED BY THE CLERK FOR APRIL:

Police Reports	\$ 129.53
Rent	\$1125.00
Death Certificates	\$ 350.00
Certified Marriage	\$ 30.00
Marriage License	\$ 84.00
Civil Union	\$ 28.00
Cat License	\$ 5.00
Amusement Games	\$ 10.00
200 Ft. list	\$ 10.00
Street Opening	\$ 10.00
Crafters (Fireworks)	<u>\$ 20.00</u>

TOTAL \$1801.53

### BILLS & VOUCHERS:

List of Bills: *(Posted in foyer)*

Motion to *dispense with reading* of the bills

Motion to *pay all Bills and Vouchers* that are in order

## *Agenda*

**PUBLIC COMMENT:** (Time Limit 5 minutes)

### **COMMENTS FROM GOVERNING BODY & DEPARTMENT HEADS**

**RESOLUTION NO. 73-2013 ~ EXECUTIVE SESSION** to discuss certain personnel matters in Public Works Department on upcoming employment vacancies and contract negotiations in the Police Department

*Discussion of Dates and times for Council Meetings*

*Meeting Adjournment*

*Next meeting scheduled for June 12, 2013  
[www.westville-nj.com](http://www.westville-nj.com)*