OLDMANS TOWNSHIP

Regular Meeting Minutes

November 8, 2017

The regular monthly meeting of the Oldmans Township Committee was held on November 8, 2017. Meeting was called to order by Mayor Sparks at 7:00 pm. This meeting was held in compliance with the Sunshine Law. All joined in the Pledge of Allegiance.

Members Present: Dean Sparks, George Bradford and Anthony Musumeci

Approval of Minutes: October 11, 2017 Regular Meeting

October 11, 2017 Executive Meeting

October 12, 2017 Budget Meeting

Mr. Musumeci made a motion to approve, Mr. Bradford seconded and all agreed.

FINANCE DEPARTMENT

**Resolution 2017-161** Cancellation of Remaining Funds from Ordinance 2011-08 “Providing for the Appropriation of Funds and Authorizing the Issuance of Bonds and Notes to Finance the Construction of a New Municipal Complex for Oldmans Township”

Funds leftover from the construction of the municipal building in the amount of $81,534.23. Funds can be used as debt payment for this building.

Mr. Bradford made a motion to approve, Mr. Musumeci seconded and all agreed.

**Resolution 2017-162** 2017 Budget Line Item Transfers

Mr. Musumeci made a motion to approve, Mr. Bradford seconded and all agreed.

**Resolution 2017-163** Chapter 159 - Special Items of Revenue and Appropriation - $540.00 Trico JIF EPL/ Cyber Risk Management Budget

Mr. Bradford made a motion to approve, Mr. Musumeci seconded and all agreed.

**Resolution 2017-164** Authorizing Award of Contract for the Purchase of Retail Natural Gas Service – South Jersey Energy Company

Township has joined a Co-op for natural gas.

Mr. Musumeci made a motion to approve, Mr. Bradford seconded and all agreed.

**Ordinance 2017-12** Amending Chapter 166 of the Oldmans Township Code and Providing for Increased Fees for Water Service in the Village of Auburn

**Public Hearing** No comment

**Resolution 2017-165** Final Adoption of Ordinance 2017-12

Mr. Musumeci made a motion to approve, Mr. Bradford seconded and all agreed.

**Ordinance 2017-13** Amending Chapter 42 of the Oldmans Township Code and Providing for the Compensation of the Tax Collector/Tax Search Officer

Salary increase to $18,609 is a merit based increase.

**Public Hearing** No comment

**Resolution 2017-166** Final Adoption of Ordinance 2017-13

Mr. Musumeci made a motion to approve, Mr. Bradford seconded and all agreed.

**Ordinance 2017-16** Amending Oldmans Township Code and Providing for Salaries, Wages and Retainers for Township Officers and Employees for 2018

Public hearing will be in December. Increase is a 2.0%. Will need to rehire construction department and inspectors.

**Resolution 2017-167** Introduction to Ordinance 2017-16

Mr. Bradford made a motion to approve, Mr. Musumeci seconded and all agreed.

**Ordinance 2017-17** Capital Ordinance Authorizing Purchase of Equipment for Emergency Services

This is not a borrowing ordinance. Funds in the amount of $46,000.00 are available to emergency services.

**Resolution 2017-171** Introduction to Ordinance 2017-17

Mr. Musumeci made a motion to approve, Mr. Bradford seconded and all agreed.

PLANNING BOARD

**Resolution 2017-168** Refund Various Escrow Account Balances

Mr. Bradford made a motion to approve, Mr. Musumeci seconded and all agreed.

**Ordinance 2017-15** Amending Section 110-6 “Time of Compliance” of the Oldmans Township Land Use Code

Purpose of ordinance is to grandfather residential homes to their former zoning at the time of their construction in case the zoning had changed since that time.

**Public Hearing**

Kevin Norton Does the ordinance cover other zones other than commercial?

Dean Sparks This is a Township ruling, not a State ruling. Yes, covers other zones.

**Resolution 2017-169** Final Adoption of Ordinance 2017-15

Mr. Musumeci made a motion to approve, Mr. Bradford seconded and all agreed.

**Ordinance 2017-18** An Ordinance Amending the Code of Oldmans Township by Adding New Chapter (tbd) to be Entitled “Agricultural Advisory Committee”

Township is forming an Agricultural Advisory Committee to assist the Planning Board to preserve farmland. Ms. Taylor reviewed the ordinance with the Township Committee as far the make-up of the Ag Committee. The Ag Committee will meet four times/year.

**Resolution 2017-173** Introduction to Ordinance 2017-18

Mr. Bradford made a motion to approve, Mr. Musumeci seconded and all agreed.

ADMINISTRATIVE

**Ordinance 2017-14** Amending Chapter 145 of the Oldmans Township Solid Waste Code

**Public Hearing**

Kevin Norton Wanted clarification of the meaning of the ordinance.

Dean Sparks Read the definitions to the audience.

Melinda Taylor Residents cannot place electronics or hazardous at the curb for trash collectors.

**Resolution 2017-170** Final Adoption of Ordinance 2017-14

Mr. Bradford made a motion to approve, Mr. Musumeci seconded and all agreed.

Correspondence from Logan Volunteer Fire Company – 13 N. Railroad Avenue

Letter received from the Logan Volunteer Fire Company requesting that vehicles would not be allowed to park in front of Mr. Bond’s rental complex as it makes it too difficult for the fire truck to go down the road. Members of Logan Fire who were in the audience indicated that the letter was incorrect and should have read that the fire company is requesting no parking beginning at the fire hall all the way down to the no-parking sign in front of Mr. Bond’s rental complex. The fire company will revise and send a new letter. As this is a County road, a resolution must be sent to the County in order for them to address the situation.

**Resolution 2017-175** By-title-only: Requesting of Salem County Board of Freeholders that they consider a no-parking zone beginning at the Logan Volunteer Fire Company fire hall and continuing into town to end at 13 N. Railroad Avenue. This resolution is subject to the receipt of the revised letter from the Logan Volunteer Fire Company.

Mr. Musumeci made a motion to approve, Mr. Bradford seconded and all agreed.

NJ Dept. of Environmental Protection - Radon Testing Grant

Grant is available in the amount of $2,000.00. The Township would purchase the radon home testing kits, give them away to residents and then get reimbursed by the NJ DEP once the resident sends the kit to be tested. The application deadline to apply is December 1, 2017. The kits cost approximately $30.00. The Township is responsible for maintaining paperwork of who receives a kit and whether or not the kit is returned for testing. The funding for this grant would come out of the 2018 budget.

Mr. Musumeci made a motion to approve, Mr. Bradford seconded and all agreed.

Pro-Tec Systems, Inc. Renewal of Maintenance Contract

Maintenance Contract covers the testing of the fire alarm system which is done twice/year. The cost of the contract is $800.00.

Mr. Bradford made a motion to approve, Mr. Musumeci second and all agreed.

STREETS AND ROADS

**Resolution 2017-172** Endorsing NJ DOT Route 295/Perkintown Road bridge Improvements

Bridge will be redecked and raised. Project will take 6-8 months and the road will be closed with detours. A public meeting will be held and emergency services and school will be notified. Construction is set to begin in 2019.

Mr. Musumeci made a motion to approve, Mr. Bradford seconded and all agreed.

MUNICIPAL ALLIANCE

**Resolution 2017-174** Renewal of Municipal Alliance Program for Fiscal Year 2019

Mr. Bradford made a motion to approve, Mr. Musumeci seconded and all agreed.

PAYMENT OF BILLS Mr. Musumeci made a motion to approve, Mr. Bradford seconded and all agreed.

PUBLIC COMMENTS

Shamada Reed Concerned about speeding on Perkintown Road. Presented a signed petition from area residents concerning speeding. Would like speed limit signs installed.

Sgt. Quirk Rural road is typically 50 mph. Since last meeting, State Police made 181 stops and issued 71 tickets. Will check system to find out if there are any speed limits on Perkintown Road. Suggested Township do a traffic study with our signs. Additionally, State Police typically do not enforce no-parking zones unless specifically asked to do so.

George Bradford Suggested that the speed limit be 35 mph through the village of Perkintown.

Bonnie Lemke Expressed her concerns about jake brake sign and condition of Beaver Creek Bridge

Anthony Musumeci The Township was told that the County Engineer inspected the bridge two years ago and it passed. He will reach out to the County again.

Jeff Moore Concerned about traffic coming out of Gateway Business Park. Would like a red light installed.

New paving on Pedricktown-Woodstown is starting to break up.

Tom Tedesco Paving has a two year warranty; he will follow up with County.

Kevin Norton Wanted to know if the new warehouse at Bridge Farm has any access road onto Penns Grove-Pedricktown Road.

Dean Sparks All exits for the warehouse are on Route 130. This warehouse will only have 50 employees, not the hundreds like other warehouses in town.

CLOSED PUBLIC SESSION

George Bradford Punchlist for Auburn Water Grant Phase I complete

Waiting to hear about Phase II of grant application for approval/denial

94% collection rate for the Tax Office for 3rd quarter taxes

Beginning budget talks for 2018 Mid Salem Court

Anthony Musumeci Auburn Fire truck will be down for three days for repairs

Logan Brush truck needs repairs

Tom Tedesco Inspected Goya’s site for tree coverage and stormwater basin. Letter was sent to Goya requesting remediation. Goya has indicated that they will correct both issues.

**Resolution 2017-176** Executive Session (8:05 pm)

Contract Negotiation – Camp Pedricktown

Litigation – Tort Claim – Oldmans vs. Tete

Mr. Bradford made a motion to approve, Mr. Musumeci seconded and all agreed.

Summary of Executive Session: (8:30 pm)

1. Camp Pedricktown – Waiting to hear from interested party about possible sale of property
2. Tort Claim is in response to bike race which was held July 30th.

Dean Sparks Inquired of Niki Trunk about Mr. Smith’s lot which has two houses on 1 lot; can the Township treat that as two abandoned properties rather than one?

Niki Trunk Has to check the ordinance. She also stated that the Township should “escrow” the abandoned properties funds since it is being challenged in North Jersey.

There being no further business, on a motion from Mr. Musumeci seconded by Mr. Bradford and agreed to by all, meeting was adjourned at 8:45 pm.

Respectfully Submitted,

Melinda Taylor

Municipal Clerk