OLDMANS TOWNSHIP

Regular Meeting Minutes

October 14, 2020

The regular monthly meeting of the Oldmans Township Committee was held on October 14, 2020. Meeting was called to order by Mayor Bradford at 7:00 pm. This meeting was held in compliance with the Sunshine Law. All joined in the Pledge of Allegiance.

Approval of Minutes: September 9 2020 Regular Meeting

September 24, 2020 Budget Meeting

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

FINANCE:

**Resolution 2020-115** Chapter 159: Requesting Approval of Items of Revenue and Appropriation - Clean Communities Grant

The municipality received $4,000.00 for Clean Communities which was received after the budget was adopted so a Chapter 159 is needed.

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

ADMINISTRATIVE:

**Ordinance 2020-11** Amending Chapter 150-12 Streets and Sidewalks

Ms. Trunk stated that the ordinance has not been revised and is being presented as originally written. The intention of the ordinance is to prohibit obstructions on the roadways and sidewalks within Oldmans Township.

**Public Hearing**

Jennifer Dohner Asked that the Ordinance be read so that the public could hear.

Dean Sparks Read the ordinance to the audience.

Jennifer Dohner At last month’s meeting there was discussion about allowing families to keep outdoor equipment on the street for a certain amount of time.

Niki Trunk Someone who leaves equipment on the street or sidewalk would be sent a warning letter first. This ordinance is needed for the repeat offender. It is better to have the ordinance on the books to protect the Township. A cul de sac is a different than a through street; kits playing in the street is a hazard. The Township doesn’t want to entice children playing in the street.

George Bradford The Township doesn’t want to condone children playing in the street.

Officer Kulick (Woodstown State Trooper) It is up to the parents to use their best judgement whether children are allowed to play in the streets.

Niki Trunk The ordinance protects the Township; can’t leave equipment out on the road.

Robert List Does the Township want to prohibit equipment and/or children playing in the street?

Niki Trunk Equipment is the biggest concern; children playing in the streets is parents’ responsibility.

Dean Sparks Lennox Run has steep driveways which make it difficult to play at the top of the driveway. Kay Gardens has small lots.

Niki Trunk Ordinance is for repeat offenders. A warning will be send first.

Bill Golt How many incidents have there been involving children?

George Bradford Concerned about equipment being left in the street.

Closed to the Public

**Resolution 2020-111** Final Adoption of Ordinance 2020-11

Mr. Musumeci made a motion to approve, Mr. Bradford seconded and both agreed. Mr. Sparks voted no.

2020 Best Practices Review

The State mandates that all municipalities must complete a survey which indicates how the municipality conducts its business practices. The municipality is then required to present its findings at a public meeting. Ms. Taylor reviewed with the Committee and the audience the questions and answers for numbers 1-29. The rest of the survey was for informational purposes and did not count toward the total score.

Farmland Preservation

Mr. Sparks has been invited to the October Planning Board meeting to give a status report. Mr. Sparks would like to meet with Lisa Specca of Clarke Caton & Hintz (CCH) prior to meeting with the Planning Board. A resolution would be needed to approve CCH as the planner for the Farmland Preservation Element to the Master Plan.

Ms. Bowman, CFO, stated that in order to spend funds from the Farmland Preservation Trust fund an emergency appropriation would be required. This would allow the Township to use funds that have not been appropriated in 2020 to be repaid in the future from the 2021 budget.

Niki Trunk stated that the Farmland Trust Fund allows “soft costs” to be paid through the fund. Soft costs include items such as appraisals, surveys, title insurance but not the element.

George Bradford suggested adding the Farmland Preservation Element to the 2021 budget. Mr. Bradford encouraged Mr. Sparks to attend the October Planning Board meeting. Mr. Sparks will check his schedule.

Anthony Musumeci stated that the Agricultural Advisory Board was approved January 3, 2018. The ordinance stated that the Ag Board was to meet four times/year. He wanted to know how many times the Board has met. Mr. Musumeci asked if there were minutes available from those meetings and why the Planning Board liaisons were not invited to those meetings. Mr. Sparks stated the Ag Board met once last year and once this year. It has been difficult to schedule meetings due to farming schedules and Covid-19. Additionally, there hasn’t been much to discuss. Mr. Bradford wanted to review the purpose of the Ag Advisory Board. Mr. Sparks stated it was to identify and prioritize farms to preserve.

Mr. Sparks would like to meet with Ms. Specca of CCH to proceed. Ms. Bowman stated that there are no funds available at this time to meet with Ms. Specca.

EMERGENCY SERVICES:

Membership Application to Auburn Volunteer Fire Company – Pamela Holmes – While Ms. Holmes has been very involved with Auburn Fire the membership will allow the State to recognize her as a member and she would be eligible for any State programs.

PAYMENT OF BILLS

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

PUBLIC COMMENTS

Sandy Collom Farmland Preservation began in 2018 with the Planning Board meeting with CCH. A task list was given to the Township which had to be completed prior to farmland being able to be preserved. A public hearing is required for the Farmland Preservation Element, which has not been done yet. The Ag Board is responsible for supplying CCH with maps and data about farms in Oldmans Township. The Township has to complete the pre-requisites. Two years have passed and nothing has been done. She is in favor of farmland preservation. No minutes from the Ag Board have been presented to the Planning Board.

George Bradford Would like the Planning Board Farmland Preservation Subcommittee to move forward with the Agricultural Board in preserving farmland.

Robert List In regard to the Best Practices, why is there no anti-nepotism policy?

Niki Trunk There is no law prohibiting and the Township has procedures already in place for a conflict of interest.

Robert List Wanted to know how Mr. Bradford felt about the “Northpoint” project.

George Bradford There has been no application presented to the Township.

Arthur Maurizio Are masks optional at the meeting?

George Bradford Social distancing is practiced in addition to masks.

Larry Peverelle Wanted to know the procedures for voting this year.

Melinda Taylor There are three ways to vote this November’s election:

1. Vote by Mail – drop off at ballot box at Oldmans Town Hall

2. Vote by Mail – drop off in United State Post Office

3. Vote in Person on Election Day using a provision ballot.

All ballots will be counted but the provisional ballots will be counted approximately 10 days after the Election so that the voters from the Mail in Ballots can be cross checked with the Provisional ballots. Ballots dropped off at the Township ballot box are picked up every day by a representative from the Board of Elections and the Sheriff’s Dept. The police officer has his body camera on during the pickup.

David Murphy There is a code on each Mail In ballot that a voter can use to check whether your ballot has been counted.

Mr. Murphy also encouraged the Ag Board to meet on a consistent basis or change personnel. Can use technology to hold meetings. May need to appoint other people to the Board.

CLOSED TO PUBLIC

Anthony Musumeci Waiting for one more quote for salt price for Auburn Water system.

Spoke with Ray Owens, Salem County Public Works, who stated there are five roads in Oldmans that need to be have the stripes painted. There are not enough prisoners to paint S. Railroad. Mr. Musumeci will be meeting with the Salem County Engineer, John Crawford, tomorrow about road conditions.

The County received a $156,000 grant from the State to pay for a study about merging school districts.

Pedricktown Fire Company is holding a raffle. Tickets are on sale.

Dean Sparks MAPSA Update – School assemblies are hard to coordinate due to covid-19. There will no concerts or back to school night.

Voters will be voting on allowing cannabis on the November ballot.

Gov. Murphy signed the State budget for the period Oct. 1, 2020 to June 30, 2021. Included in the budget is a stipend for middle class families i/a/o $500.

Trash collection is still one load/week. He has noticed that bulk items are being placed on the curb too far in advance of the pickup date. Recycling still has too many plastic bags.

Plastic bags and Styrofoam will be banned in New Jersey within 18 months. The program will be overseen by the Dept. of Environmental Protection.

Oldmans School is progressing with their improvements. Mr. Lenhart, music teacher, will be retiring the end of January, 2021. K-5 will continue attending school half-days but will be increasing the number of day actually in school. Randy Tyler, School Board member, recently passed away.

George Bradford Quotes are being received for Auburn Water, well #2, to repair the air in the lines.

Tax collection rate as of 9/30/2020 is 96.84%.

If a group wants to earn money through Clean Communities they must sign a Covid-19 waiver in order to participate.

**Resolution 2020-1116** Executive Session (8:35 pm)

Contract Negotiations – Old Elementary School

Contract Negotiations – Camp Pedricktown

Personnel – Construction Dept.

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

Summary of Executive Session (9:20 pm)

Contract Negotiations – Old Elementary School – A Memo of Understanding was proposed by the developer for the sale of the property. The MOU included potential tax incentives which will be negotiated in the future. A motion was made by Mr. Musumeci and seconded by Mr. Sparks to allow the Mayor and Clerk to sign the MOU if the developer agrees to the changes to the tax incentives and all agreed.

Contract Negotiations – Camp Pedricktown. An offer was made to purchase the remainder of Camp Pedricktown that is still owned by the municipality. The offer was rejected.

Personnel – Construction Dept. – There was discussion about whether or not to change the pay from hourly to salary. There will be a meeting with the Construction Official and Mr. Bradford in the future.

Mr. Bradford inquired to Mr. Sparks about whether or not negotiations had begun with Lower Alloways Creek for trash and recycling contract renewals. Should the Township consider paying for the new trash truck up front rather than through installments? Mr. Sparks indicated that talks have not yet begun.

There being no further business, on a motion from Mr. Musumeci, seconded by Mr. Sparks and agreed to by all, meeting was adjourned at 9:30 pm.

Respectfully Submitted,

Melinda Taylor  
Municipal Clerk