

JULY 8, 2015

**BOROUGH COUNCIL MEETING MINUTES  
JULY 8, 2015**

**Meeting called to order at 7:02P.M.**

**Pledge of Allegiance**

**Mayor Campbell read the Opening Statement** “All the notice requirements of the Open Public Meeting Act have been complied with in full.”

**ROLL CALL:**

Present:

- Councilman Gerald Bonsall
- Councilman Mitch Brown
- Councilman John Croghan
- Councilman Fred Deterding
- Councilman Jack Flynn
- Councilman Michael MacFerren

Professionals: John P. Jehl, Borough Solicitor  
 Gregory Fusco, Borough Engineer

**VOUCHERS:**

Motion to dispense reading and approve vouchers in the amount of \$566,754.36 charged as follows:

FY2015 Current Fund:	\$296,912.21
FY2015 Sewer Operating Fund:	\$243,870.45
FY2015 Trust Account	\$ 5,920.70
FY2015 Capital Fund	\$ 19,726.00
FY2015 Dog Trust	\$ 325.00

Councilman Bonsall, Second Councilman Flynn

Voice Vote:	Councilman Bonsall	Aye	Councilman Brown	Aye
	Councilman Croghan	Aye	Councilman Deterding	Aye
	Councilman Flynn	Aye	Councilman MacFerren	Aye

**ORDINANCES:**

**(5) FIRST READING:** None

**(6) SECOND READING:** None

**MEETING OPEN TO THE PUBLIC FOR COMMENT ON PENDING RESOLUTIONS**

**CLOSED TO THE PUBLIC**

JULY 8, 2015

**(7) RESOLUTIONS:**

2015-7-70 RESOLUTION REVISING 2015-4-54 ESTABLISHING SALARIES OF MUNICIPAL OFFICIALS AND EMPLOYEES OF THE BOROUGH OF GIBBSBORO, COUNTY OF CAMDEN, FOR THE YEAR 2015

BE IT RESOLVED, by Mayor and Borough Council of the Borough of Gibbsboro that the following officials and employees of the Borough of Gibbsboro be paid as follows for the year 2015:

<u>POSITION</u>	<u>HOURLY</u>	<u>ANNUAL SALARY</u>
<b>EXECUTIVE/LEGISLATIVE</b>		
Mayor		\$3,416.00
Members of Council		\$3,252.00
The Officials and employees holding the following positions will be paid bi-weekly, semi-monthly or quarterly as indicated:		
<b>ADMINISTRATIVE</b>		
Municipal Clerk*		\$52,270.00
*Includes Municipal Search Clerk, Registrar of Vital Statistics, Election Official, Registrar of Voters, Board of Health, Purchasing Agent, and Dog Registrar.		
Deputy Clerk		\$40,800.00
<b>General Clerk</b>		<b>\$22,000.00 Eff 7/1/15</b>
<b>FINANCE</b>		
Chief Finance Officer		\$ 7,457.00
<b>COURT</b>		
Municipal Judge		\$ 7,959.00
Municipal Court Administrator		\$38,584.00
Deputy Court Clerk/Violations Clerk		\$ 1,827.00
Municipal Prosecutor		\$ 4,750.00
Public Defender		\$ 2,852.00
Court Clerk (Adm)	\$12.75	
Court Clerk (Court Night Recorder)	\$20.00	
<b>SEWER</b>		
Clerk		\$ 6,922.00
<b>TAX OFFICE</b>		
Tax Collector/Tax Search Clerk		\$ 9,559.00
<b>TAX ASSESSOR</b>		
Assessor		\$ 8,322.00
<b>Clerk</b>		<b>\$22,000.00 Eff. 7/1/15</b>
<b>CONSTRUCTION</b>		
Construction Official (BERNARD SHEPHERD)		\$ 7,000.00 Eff. 4/1/15
Building Inspector		3,500.00
Electrical subcode Official/Inspector		2,382.00
Plumbing subcode Official/Inspector		2,382.00
Fire subcode Official/Inspector		2,382.00

JULY 8, 2015

<b>Clerk</b>		<b>22,000.00 EFF. 7/1/15</b>
Municipal Compliance Officer		\$ 3,500.00
Zoning Officer		\$ 2,000.00
Fire Official (Safety)		\$ 2,922.00
Fire Inspector (Safety)		
Zuggi		\$ 2,165.00
Buchhofer		\$ 2,165.00

**LIBRARY**

Library Director	\$10.08
Assistant Library Director	\$8.25
Assistant Library	\$8.25

**PUBLIC SAFETY**

Police Officers      Police Officers represented by the Gibbsboro Police Association (GPA) shall be compensated in accordance with a collective bargaining agreement that is on file with the Borough Clerk.

Private Contractor Rate	\$65.00	
Police Chief		\$66,552.00    EFF 09/14/15
PT Officer Fisher	\$18.20	\$18.56
Police Matron		\$ 100/Per call out
Crossing Guard #1 – Peggy Mason		\$43.49
Crossing Guard #2 – Heather Nilan		\$29.00
Crossing Guard #3 – Lisa Davies		\$25.35
Crossing Guard #4 –		\$24.85
Emergency Management Coordinator		\$ 1,992.00

**PUBLIC WORKS**

Public Works Supervisor	\$20.45
P.W. Asst.	\$16.00
P.W. Employees	\$10.20

**BOARDS AND COMMISSIONS**

Secretary, Planning/Zoning/Historic Board	\$ 4,454.00
---	-------------

**DOG CENSUS**

Dog Census Taker (per house surveyed)	\$ 1.50
---------------------------------------	---------

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Borough Council of the Borough of Gibbsboro that the above officials and employees of the Borough of Gibbsboro shall be paid as set forth for the year 2015.

\_\_\_\_\_  
Anne D. Levy, RMC  
Borough Clerk

\_\_\_\_\_  
Edward G. Campbell, III  
Mayor

2015-7-71      RESOLUTION EXTENDING GRACE PERIOD FOR PAYMENT OF THIRD QUARTER 2015 TAXES

WHEREAS, the provisions of N.J.S.A. 54:4-55 and N.J. S.A. 54:4-64 require that the 2015 tax rates shall be certified by the Camden County Board of Taxation to the Borough of Gibbsboro on or before June 3, 2015 so that tax bills could be rendered on or before June 14, 2015, for payment

JULY 8, 2015

by August 1, 2015 with a ten day grace period; and

WHEREAS, said 2015 tax rates have not been certified by such date, therefore; the tax collector is not able to render the tax bills; and

WHEREAS, N.J.S.A.54:4-66.3 provides that the grace period for the third quarter tax payment be extended to the twenty-fifth calendar day after the date the tax bills are mailed; and

WHEREAS, the Borough Council finds it to be equitable and proper that the grace period for payment of the 2015 third quarter tax be extended until the twenty-fifth calendar day after the date the tax bills are mailed; and

NOW, THEREFORE, BE IT RESOLVED by the Borough Council of the Borough of Gibbsboro, in the County of Camden and State of New Jersey, that the Borough Council finds it equitable and proper that the grace period for payment of the third quarter tax of 2015 be extended until twenty-five days from the mailing of the 2015 tax bills, within which time said bills may be paid without interest and any payments received after that date, interest will revert back to August 1, 2015.

\_\_\_\_\_  
Edward G. Campbell, III  
Mayor

\_\_\_\_\_  
Anne D. Levy, RMC  
Borough Clerk

2015-7-72 RESOLUTION AUTHORIZING CHANGE ORDER NO. 7A-FINAL FOR THE RECONSTRUCTION OF THE SANITARY SEWER SYSTEM IN THE DEVELOPMENT SECTION OF THE BOROUGH OF GIBBSBORO

WHEREAS, it was necessary to make changes in the scope of work to be done in completing Reconstruction of the Sanitary Sewer System in the Development Section of the Borough of Gibbsboro (Partially Funded by the New Jersey Department of Environmental Protection Municipal Wastewater Assistance Program, N.J.D.E.P. Project No. S340871-03 (KEI #24-286GB1109); the U.S.D.A. Water and Waste Disposal Loan and Grant Program (KEI #24-310GB1209); and the New Jersey Department of Transportation Municipal Aid Transportation Trust Fund (KEI #24-300GB0409/24-323GB0211)”, Borough of Gibbsboro, Camden County, New Jersey

WHEREAS, Change Order No. 7A-Final was developed to itemize and authorize those changes.

WHEREAS, certification has been received by the Borough Treasurer/Finance Director that sufficient funds have been allocated for this Change Order No. 7A-Final;

NOW, THEREFORE, BE IT RESOLVED by the Borough of Gibbsboro that Change Order No. 7A-Final is hereby authorized and approval is hereby granted (extension of completion date to March 1, 2015).

Date:\_\_\_\_\_

\_\_\_\_\_  
Mayor Edward G. Campbell, III

JULY 8, 2015

2015-7-73 RESOLUTION APPROVING RAFFLE LICENSES RL 2015-03 AND RL 2015-04 TO ST. ANDREW THE APOSTLE CHURCH

BE IT RESOLVED by Mayor and Council of the Borough of Gibbsboro, County of Camden, State of New Jersey that raffle applications have been submitted to the Borough of Gibbsboro by St. Andrew the Apostle Church to hold an armchair race and an on-premises 50/50 raffle on November 14, 2015; and

BE IT RESOLVED by the Mayor and Council that License RL2015-03 and License RL2015-04 are hereby granted to St. Andrew the Apostle Church; and

BE IT FURTHER RESOLVED that said licenses are to support the operation of the ministries of St. Andrew the Apostle Church.

\_\_\_\_\_  
Edward G. Campbell, III  
Mayor

2015-7-74 RESOLUTION AUTHORIZING THE MAYOR AND SOLICITOR TO NEGOTIATE AGREEMENTS WITH PROJECT FREEDOM FOR THE DEVELOPMENT OF AFFORDABLE HOUSING WITHIN THE BOROUGH OF GIBBSBORO

WHEREAS, the Borough of Gibbsboro and Project Freedom, Inc., a not-for-profit New Jersey corporation located at 1 Freedom Boulevard, Lawrenceville, New Jersey 08648, referred to herein as “Project Freedom” have a mutual interest in the construction of Affordable Housing within the Borough of Gibbsboro; and

WHEREAS, Project Freedom has presented to the Borough of Gibbsboro three proposed agreements, namely the Developer’s Agreement, the Financial Agreement, and the Option Agreement, and that the final execution of the these agreements is necessary to proceed with the construction of affordable housing within the Borough of Gibbsboro.

NOW THEREFORE BE IT RESOLVED that the Borough Solicitor John P. Jehl and Mayor Edward G. Campbell, III are authorized to negotiate the final terms of the agreements referred to herein on behalf of the Borough of Gibbsboro, subject to final ratification by the Gibbsboro Borough Council.

\_\_\_\_\_  
Edward G. Campbell, III  
Mayor

\_\_\_\_\_  
Anne D. Levy  
Borough Clerk

Motion to approve Resolutions Councilman Bonsall, Second Councilman MacFerren

Voice Vote:	Councilman Bonsall	Aye	Councilman Brown	Aye
	Councilman Croghan	Aye	Councilman Deterding	Aye
	Councilman Flynn	Aye	Councilman MacFerren	Aye

JULY 8, 2015

**MINUTES:**

Motion to dispense reading and approve minutes of 6/10/15 Councilman Bonsall Second Councilman Brown

Voice Vote:	Councilman Bonsall	Aye	Councilman Brown	Aye
	Councilman Croghan	Aye	Councilman Deterding	Aye
	Councilman Flynn	Aye	Councilman MacFerren	Abstain

**REPORT OF MUNICIPAL OFFICERS:**

Borough Clerk	<u>  X  </u>	Police Department	<u>  X  </u>
Construction Official	<u>  X  </u>	Sewer Clerk	<u>  X  </u>
Tax Collector	<u>  X  </u>	Court Clerk	<u>  X  </u>
Treasurer	<u>  X  </u>	Engineer	<u>  X  </u>
Compliance/Zoning Officer	<u>  X  </u>	Risk Manager	<u>  X  </u>
Fire Official	<u>  X  </u>		

**COUNCIL COMMITTEE REPORTS:**

**PLANNING BOARD/PUBLIC WORKS**

**COUNCILMAN BONSTALL**

Councilman Bonsall reported that the Planning Board meets next week and will hear an application from a resident seeking to build an extension. The Planning Board is still waiting to hear from the owner of SuperJet regarding the canopy. Public Works is doing a great job cleaning up storm debris. Crews are currently removing and chipping limbs and branches. Councilman Bonsall extended appreciation to Engineer Greg Fusco for his help in repairing Cedarcroft Road.

**PUBLIC EVENTS**

**COUNCILMAN BROWN**

Councilman Brown reported that the Miss Gibbsboro Pageant was great. He extended thanks to the community and local businesses for their participation. The Fourth of July parade and festivities went well and were well attended.

**POLICE/LIBRARY**

**COUNCILMAN CROGHAN**

Councilman Croghan stated the Police Chief is attending a Police Chief meeting and the Chief will be brief him after the meeting. The library is evaluating old books and CDs to consider donating them to make room for new books. A library sale was suggested.

**TRASH/RECYCLING**

**COUNCILMAN DETERDING**

Councilman Deterding reported that 99 tons of trash were collected in May as well as 11.75 tons of recycling.

**RECREATION/L&I**

**COUNCILMAN MACFERREN**

Councilman MacFerren continues to receive positive comments on the new playground equipment at Lauer Park. L&I collected \$778 from permits last month.

JULY 8, 2015

INSURANCE/ENVIRONMENTAL

COUNCILMAN FLYNN

Councilman Flynn stated that there is nothing to report regarding Insurance. The Environmental Commission met this past Monday with the essay contest winner, Katie Watson, about her ideas for a community garden and rain water collection. Pole Hill Park is being considered for a future community garden. Members of the environmental commission are planning to visit the gardens of Voorhees and Cherry Hill.

MAYOR’S REPORT

MAYOR CAMPBELL

Mayor Campbell reported that the EPA’s Technical Assistance Service for Communities (TASC) environmental contractor gave a very effective presentation for residents of both Gibbsboro and Voorhees on June 29<sup>th</sup> concerning the EPA’s proposed plan for the clean-up of residential properties. The contractor was also available for private meetings to individually assist residents with their comments to the plan. The public comment period has been extended for 30 days.

A safety meeting was held last night at which Mike Kelly led a discussion regarding the learnings from the past severe storm. An additional municipal radio band is needed to help the fire company communicate with the police. There is need for a 24-hour local tree service to be on call to help with making roads passable as trees limited the fire company’s access throughout the borough. Thankfully no one was hurt, but the Borough recognizes the need for improved communication and possible use of the Senior Center as an operation center. Councilman MacFerren publicly thanked Dennis Deichert for his assistance in clearing roads of trees with his tractor. The Mayor and Council thanked the police, the fire company and Mike Kelly for their service.

Motion to put written reports on file for one year Councilman Bonsall, Second Councilman MacFerren

Voice Vote:	Councilman Bonsall	Aye	Councilman Brown	Aye
	Councilman Croghan	Aye	Councilman Deterding	Aye
	Councilman Flynn	Aye	Councilman MacFerren	Aye

**CORRESPONDENCE:** None

**OLD BUSINESS:**

1. APPRAISAL OF 42 SOUTH LAKEVIEW DRIVE BLOCK 8.03, LOT 6.04 (EYE OF BEHOLDER)

2015-7-75 RESOLUTION AUTHORIZING THE SOLICITOR TO PREPARE AN AGREEMENT OF SALE FOR BLOCK 8.03, LOT 6.04, AKA 43 SOUTH LAKEVIEW DRIVE, AND AUTHORIZING A TITLE REPORT AND SETTLEMENT

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Borough Council of the Borough of Gibbsboro, County of Camden, State of New Jersey, that the Solicitor is hereby authorized to prepare an agreement of sale for Block 8.03, Lot 6.04, also known as 43 South Lakeview Drive for

JULY 8, 2015

the purchase price of \$77,000.00 as appraised by J. McHale & Associates, Inc. The Solicitor is further authorized to issue a title report and settlement agreement.

\_\_\_\_\_  
Edward G. Campbell, III  
Mayor

\_\_\_\_\_  
Anne D. Levy  
Borough Clerk

Motion to approve Resolution Councilman Flynn, Second Councilman Bonsall

Voice Vote:	Councilman Bonsall	Aye	Councilman Brown	Aye
	Councilman Croghan	Aye	Councilman Deterding	Aye
	Councilman Flynn	Aye	Councilman MacFerren	Aye

**NEW BUSINESS:**

1. EXTRA MUNICIPAL COURT SESSION EVERY OTHER MONTH

Mayor Campbell stated that due to the court’s high volume, there is need for additional court sessions. As such, the Judge, prosecutor, public defender and staff will need to be compensated. A motion was made by Councilman Bonsall, Seconded by Councilman Croghan, to authorize an additional court session every other month.

Voice Vote:	Councilman Bonsall	Aye	Councilman Brown	Aye
	Councilman Croghan	Aye	Councilman Deterding	Aye
	Councilman Flynn	Aye	Councilman MacFerren	Aye

2. PURCHASE OF 1992 TORO SAND PRO FROM VOORHEES TOWNSHIP

Motion was made by Councilman Bonsall to table the decision to purchase the Toro Sand Pro until the Council has a chance to research the equipment. Seconded by Councilman Flynn.

Voice Vote:	Councilman Bonsall	Aye	Councilman Brown	Aye
	Councilman Croghan	Aye	Councilman Deterding	Aye
	Councilman Flynn	Aye	Councilman MacFerren	Aye

3. HVAC UNIT INSTALLATION AT BOY SCOUT BUILDING

Quotes were received to place one of the old HVAC units from the Senior Center to the Boy Scout Building.

CBM Heating and Air Conditioning, LLC	\$9,286.00
HVAC Solutions	\$9,900.00
M.D. Remodeling	\$11,400.00
Falsca Mechanical	No bid

Motion to award to CBM Heating and Air conditioning, LLC in the amount of \$9,286,



JULY 8, 2015

charged to the Open Space Trust contingent on certification from CFO of availability of funds Councilman Bonsall, Second Councilman Flynn

Voice Vote:	Councilman Bonsall	Aye	Councilman Brown	Aye
	Councilman Croghan	Aye	Councilman Deterding	Aye
	Councilman Flynn	Aye	Councilman MacFerren	Aye

4. BIDS FOR BOWLING ALLEY MAINTENANCE AT THE SENIOR CENTER

Engineer Greg Fusco stated that after many attempts to gather multiple quotes, only one verbal quote was received by the company that installed the pinsetters. The maintenance fees would amount to \$300 per month (or a \$150 per visit with two visits per month recommended) plus an annual fee of \$600 for applying wax on the lanes. The fee for any emergency repair visit would be \$70. Council was concerned by these prices due to the light use of the alley. Mr. Fusco will invite the company to a meeting to fully explain the maintenance needs.

5. POLICE SHREDDER

Quotes were received for a heavy-duty, high volume Swingline DX20-19

W.B. Mason	\$629.99
Amazon	\$679.48
Office Basics	\$1,014.05

Motion to award to W.B. Mason in the amount of \$629.99, charged to Police OE contingent on certification from CFO of availability of funds Councilman Croghan, Second Councilman Flynn

Voice Vote:	Councilman Bonsall	Aye	Councilman Brown	Aye
	Councilman Croghan	Aye	Councilman Deterding	Aye
	Councilman Flynn	Aye	Councilman MacFerren	Aye

6. USE OF GIBBSBORO MUNICIPAL FACILITIES

A. Applicant: Keith Regn/Jeff Covone—Jersey Base Gnats  
 Facility: Cricket Field—both fields  
 Dates: 5-8:30 p.m. on July 14, 16, 28, 30 and August 1  
 Fee & Bond Paid: Request Waiver/Insurance Provided

Motion to approve use of the Municipal Facilities and to grant waiver of fees and bond Councilman Brown, Second Councilman MacFerren

Voice Vote:	Councilman Bonsall	Aye	Councilman Brown	Aye
	Councilman Croghan	Aye	Councilman Deterding	Aye
	Councilman Flynn	Aye	Councilman MacFerren	Aye

JULY 8, 2015

B. Applicant: Maggie Moy (resident)  
Facility: Senior Center  
Date: Sunday, July 26, 2015  
Fee & Bond Paid: \$400

Motion to approve use of the Municipal Facilities Councilman Brown, Second Councilman MacFerren

Voice Vote:	Councilman Bonsall	Aye	Councilman Brown	Aye
	Councilman Croghan	Aye	Councilman Deterding	Aye
	Councilman Flynn	Aye	Councilman MacFerren	Aye

C. Applicant: Holdbrook Pediatric Dental  
Facility: Pole Hill Park—grounds only  
Date: Saturday, October 17, 2015; rain date Sunday, October 18, 2015  
Fee & Bond Paid: N/A

Motion to approve use of the Municipal Facilities Councilman MacFerren, Second Councilman Brown

Voice Vote:	Councilman Bonsall	Aye	Councilman Brown	Aye
	Councilman Croghan	Aye	Councilman Deterding	Aye
	Councilman Flynn	Abstain	Councilman MacFerren	Aye

**INFORMATIONAL:**

1. Next regular council meeting is August 12, 2015

**MEETING OPEN TO THE PUBLIC**

Gus Egizi of 12 Henry Road commented on the borough’s property bordering his backyard which affects his yard. He would like the borough property cleaned and he will be willing to maintain a buffer area. Mr. Egizi also stated that Henry Road requires street repair and curbing.

Barbara Headley of 6 Henry Road requested the Borough’s assistance in the upkeep of Henry Road. She requested bi-annual yard waste collections and the purchase of a chipper. Ms. Headley also asked for more communication regarding police activity. She was informed about signing up for Nixle alerts and advised to check the town website and voice mail messages for announcements.

**CLOSED TO THE PUBLIC**

**MOTION TO ADJOURN AT 7:47 P.M. COUNCILMAN BONSALL, SECOND COUNCILMAN BROWN**

JULY 8, 2015

Voice Vote:	Councilman Bonsall	Aye	Councilman Brown	Aye
	Councilman Croghan	Aye	Councilman Deterding	Aye
	Councilman Flynn	Aye	Councilman MacFerren	Aye

---

Anne D. Levy, RMC  
Borough Clerk

---

Edward G. Campbell, III  
Mayor

=====

**REST OF PAGE INTENTIONALLY LEFT BLANK**