

**BOROUGH OF GIBBSBORO
COUNCIL MEETING MINUTES**

May 9, 2023

7:00 P.M.

Meeting called to order at 7:00 p.m.

Pledge of Allegiance

Moment of Silence for Susan Stang Whitake and Officer Robert Shisler of the Deptford Police Department

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 Mitchell Brown
Councilman Fred Deterding
Councilwoman Christine Karcsh
Councilman Michael MacFerren
Councilman Ronald Rickert
Councilman Glenn Werner

Absent:

Professionals:

John P. Jehl, Solicitor
R. Scott Smith, Key Engineers

Gregory B. Fusco, Engineer

ORDINANCES FOR FIRST READING

2023-08 **ORDINANCE REPEALING AND REPLACING CHAPTER 197 "FLOOD DAMAGE PREVENTION REGULATIONS" OF THE BOROUGH OF GIBBSBORO**

Motion to approve on first reading: Councilman Rickert, second Councilman MacFerren

Vote: Ayes unanimous

ORDINANCES FOR SECOND READING

2023-06 **ORDINANCE VACATING A PORTION OF TROTH AVENUE IN THE BOROUGH OF GIBBSBORO**

Not adopted: ordinance requires revisions and will be readvertised for public hearing at the June meeting.

RESOLUTIONS

2023-5-71 **RESOLUTION AUTHORIZING THE SUBMISSION OF A STRATEGIC PLAN FOR THE MUNICIPAL ALLIANCE GRANT FOR FISCAL YEAR 2024**

WHEREAS, the Governor’s Council on Alcoholism and Drug Abuse (GCADA) established the Municipal Alliances for the Prevention of Alcoholism and Drug Abuse in 1989 to educate and engage residents, local government and law enforcement officials, schools, nonprofit organizations, the faith community, parents, youth and other allies in efforts to prevent alcoholism and drug abuse in communities throughout New Jersey.

WHEREAS, The Borough Council of the Borough of Gibbsboro, County of Camden, State of New Jersey recognizes that the abuse of alcohol and drugs is a serious problem in our society amongst persons of all ages; and therefore, has an established Municipal Alliance Committee; and,

WHEREAS, the Borough Council further recognizes that it is incumbent upon not only public officials but upon the entire community to take action to prevent such abuses in our community; and,

WHEREAS, the Borough Council has applied for funding through the Governor’s Council on Alcoholism and Drug Abuse through the County of Camden;

NOW, THEREFORE, BE IT RESOLVED by the Borough of Gibbsboro, County of Camden, State of New Jersey hereby recognizes the following:

1. The Borough Council does hereby authorize submission of a strategic plan for the Berlin-Gibbsboro-Voorhees Municipal Alliance grant for fiscal year 2024 in the amount of:

DERD	\$25,000
Cash Match	\$ 6,250
In-Kind	\$18,750

2. The Borough Council acknowledges the terms and conditions for administering the Municipal Alliance grant, including the administrative compliance and audit requirements.

2023-5-72 RESOLUTION AMENDING RESOLUTION 2023-1-34 ESTABLISHING SALARIES OF MUNICIPAL OFFICIALS AND EMPLOYEES FOR THE YEAR 2023

<u>Position</u>	<u>Hourly Rate</u>	<u>Annual Salary</u>	<u>Other</u>
Building Subcode Official		\$4124.00	

Edward Toussaint (1/1/23-2/13/23)

Peter Carbone (effective 2/14/23)

2023-5-73 RESOLUTION AUTHORIZING A TAX SALE PURSUANT TO N.J.S.A. 54:5-19

WHEREAS, N.J.S.A. 54:5-19 authorizes electronic tax sales pursuant to NJAC 5:33-1.1 by Resolution to provide for a tax sale when unpaid taxes or other municipal liens or sewer charges are in arrears in current and prior fiscal years designated in such Resolution; and

WHEREAS, the governing body has determined to authorize a tax sale to be held no earlier than December 22, 2023 for arrears in taxes and sewer charges and other municipal liens for year 2023.

NOW, THEREFORE, BE IT RESOLVED, by the Governing Body of the Borough of Gibbsboro, County of Camden, State of New Jersey, as follows:

1. That the Tax Collector is hereby directed and authorized to conduct an electronic tax sale no earlier than December 22, 2023 for unpaid taxes or other municipal liens or sewer charges, or parts thereof, that are in arrears for the 2023 fiscal year.
2. That a certified copy of this Resolution shall be forwarded to the Tax Collector for the Borough of Gibbsboro.
3. Said tax sale may be held Monday, December 22, 2023 at 9:00 A.M.

2023-5-74 RESOLUTION AUTHORIZING THE ISSUANCE OF A DUPLICATE TAX SALE CERTIFICATE PURSUANT TO N.J.S.A. 54:5-52.1 FOR TAX SALE CERTIFICATE #21-00048

WHEREAS, the Tax Collector of the Borough of Gibbsboro has previously issued a tax sale certificate to TRYSTONE CAPITAL ASSETS LLC which certificate is dated December 13, 2021 covering premises commonly known and referred to as Lot 11 in Block 88 as set out on the municipal tax map then in use which certificate bears number 21-00048.

WHEREAS, the purchaser of the aforesaid tax sale certificate has indicated to the Tax Collector that they have lost or otherwise misplaced the original tax sale certificate and have duly filed the appropriate Affidavit of Loss with the Tax Collector, a copy of which is attached hereto.

NOW, THEREFORE, be it resolved by the Mayor and the Governing Body of the Borough of Gibbsboro that the Tax Collector of the Borough of Gibbsboro be and is hereby authorized, upon receipt of the appropriately executed and notarized Loss Affidavit to issue an appropriate duplicate tax sale certificate to the said purchaser covering the certificate lost as previously described all in accordance with the requirements of chapter 99 of the Public Laws of 1997.

BE IT FURTHER RESOLVED, that a copy of this Resolution and the Loss Affidavit be attached to the duplicate certificate to be issued to said purchaser and that said duplicate certificate shall be stamped or otherwise have imprinted upon it the word "Duplicate" as required by law.

2023-5-75 RESOLUTION AMENDING RESOLUTION 2023-1-28 AUTHORIZING ESTABLISHMENT OF FEES

\$100.00 Tax Certificate of Sale to replace lost or destroyed tax title certificates in accordance with N.J.S.A. 54:5-52.1

2023-5-76 RESOLUTION AUTHORIZING THE REIMBURSEMENT OF FEES

WHEREAS, Darlene Campbell has requested and paid for use of the Senior Recreation Center; and

WHEREAS, Ms. Campbell is an employee of the Borough of Gibbsboro and permitted to reserve the Senior Recreation Center for the cleaning fee of \$75; and

WHEREAS, Ms. Campbell has cancelled use on the scheduled date and requested reimbursement of the fee paid.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and the Borough Council of the

Borough of Gibbsboro that the cleaning fee of \$75 be reimbursed to Darlene Campbell.

2023-5-77 RESOLUTION AMENDING RESOLUTION 2023-4-67 AUTHORIZING UPDATES TO SEWER UTILITY BILLING DATA

WHEREAS the Borough of Gibbsboro periodically reviews subdivision and demolition records, ownership transfers, changes in use of various structures connected to the sewer collection system in order maintain accurate billing records.

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 utility billing data contained in Resolution 2023-04-67 be revised as follows:

Block	Lot	Street Address	Use(s)	Domestic Consumer Units
8.01	3.01	Silver Lake	Lake	0
8.01	3.03	10 Foster Avenue	22,032 sq ft Office Space	15.3
8.01	3.04	4 Foster Avenue	Office Space	13.9
8.01	3.05	2 Foster Avenue	Warehouse	0
8.01	3.06	United States Avenue	Warehouse	0
8.01	3.07	East Clementon Road	Vacant Land	0
8.01	3.08	10 East Clementon Road	Lucas House	0
8.01	3.09	United States Avenue	Stacks/Vacant Land	0
8.01	4	55 United States Avenue	Vacant Land	0
8.01	5	Lakeview Drive	Vacant Land	0
19.01	1.01	7 Foster Avenue	22,768 sq ft Office Space	15.8
19.01	1.07	1 Foster Avenue	Warehouse/Office	0
19.01	1.07X	5 Foster Avenue	Police Station	0
Pending Demolition				

2023-5-78 RESOLUTION ADOPTING THE THREE-YEAR COOPERATION AGREEMENT WITH THE COUNTY OF CAMDEN

WHEREAS the Borough of Gibbsboro and the County of Camden wish to establish a cooperative means of conducting certain eligible community development and affordable housing activities; and

WHEREAS, the Uniform Shared Services and Consolidation Act (N.J.S.A. 40A:65-4 et seq.) permits local units such as counties and municipalities to enter into agreements for the provision of joint services; and

WHEREAS, Title 1 of the Housing and Community Development Act of 1974, and the Emergency Solutions Grant, as amended, provides federal funds being made available to Camden

County for use to carry out eligible Community Development Activities therein; and

WHEREAS, the Borough of Gibbsboro will propose certain activities to be carried out under the 2024, 2025, and 2026 Community Development, HOME Programs and Emergency Solutions Grant programs; and

WHEREAS, the aforesaid activities are in the best interest of the Borough of Gibbsboro and the County of Camden;

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Gibbsboro that the 2024-2026 Cooperation Agreement be adopted;

BE IT FURTHER RESOLVED that this Resolution shall take effect immediately upon its enactment.

2023-5-82 RESOLUTION AUTHORIZING THE SUBMISSION OF AN APPLICATION FOR A LOCAL GOVERNMENT ENERGY AUDIT (LGEA) PROGRAM TO IDENTIFY ENERGY EFFICIENCY PROJECTS

WHEREAS, the first step in the energy savings improvement program (ESIP) is an energy audit; and

WHEREAS, the Borough of Gibbsboro has prepared data regarding facilities and energy usage for the audit.

NOW, THEREFORE BE IT RESOLVED, by the Governing Body of the Borough of Gibbsboro, County of Camden, State of New Jersey, that the Mayor and Borough Clerk are authorized to prepare and submit an application for an energy audit and to execute the requisite agreements in order for such an audit to be performed.

Public comment on pending resolutions: None

Motion to approve resolutions: Councilman Rickert, second Councilman Brown

Vote: Ayes unanimous

REPORT OF MUNICIPAL OFFICERS

Borough Clerk (X)
Construction Official (X)
Tax Collector (X)
Treasurer (X)
Compliance Officer ()

Risk Manager (X)
Police Department (X)
Sewer Clerk (X)
Court Clerk ()
Fire Official ()

COUNCIL COMMITTEE REPORTS

PUBLIC WORKS

Councilman Rickert

Work continues to maintain public parks.

PUBLIC EVENTS

Councilwoman Karcsh

Next public event will be the Memorial Day Services, followed by the Miss Gibbsboro Pageant on June 27th, and the Independence Day Parade on July 4th. Friends of Gibbsboro committee meets monthly.

INSURANCE

Councilman Werner

MEL has training classes available on its website. OEM has submitted a grant application for a generator.

TRASH & RECYCLING / HEALTH

Councilman Deterding

First week of new trash collection schedule was an overall success.

RECREATION / L&I / PLANNING BOARD

Councilman MacFerren

Fields are in use for the season. \$139,698 in new construction and \$3728 in fees. A Use Variance for an in-law suite was granted to the Baileys at 77 Winding Way. Certificates of Appropriateness for solar panels were granted at 18 Yarmouth Way and 51 Glenview Way East. A Certificate of Appropriateness was granted to Sherwin-Williams to demolish the structures at 2 and 4 Foster Avenue in order to facilitate the cleanup of those lots.

POLICE

Councilman Brown

Corporal Patterson and Special Officer Sklivas visited the Little Angels classroom at St. Andrews. Special thanks to Gibbsboro Police Department – stay safe.

MAYOR’S REPORT

Mayor Campbell

Annual audit has been completed and the report will be forthcoming. Grant applications have been submitted for Camden County Open Space and New Jersey Historic Trust. Camden County Health Department has requested that Gibbsboro form a local Board of Health. Waterford Township is no longer able to administer municipal court, and Gibbsboro is still working on a solution.

Motion to put written reports on file for one year: Councilman Rickert, second Councilman Werner

Vote: Ayes unanimous

CORRESPONDENCE

To: James Winckowski (Camden County Engineer), Robert Harris (Camden County Director of Public Works), Al Dyer (Camden County Commissioner Liaison)

From: Mayor Campbell

Re: Camden County Streetscape at Haddon Avenue/Lakeview Drive

Action: Informational

OLD BUSINESS

1. COURTESY BUSING TO EASTERN REGIONAL HIGH SCHOOL

Motion to discontinue courtesy busing for 12th grade students and offer a hardship waiver

Poll: Ayes – Brown, Deterding, Karcsh, MacFerren, Rickert, Werner

2. SILVER LAKE REDEVELOPMENT AREA – DRAFT CCIA SHARED SERVICES AGREEMENT

Draft agreement will be circulated for review and discussion at June meeting.

NEW BUSINESS

1. FACILITY REQUEST

Facility: Senior Recreation Center
Applicant: Community Garden Committee
Date/Time: June 21, 2023 (10:30 a.m.-1:30 p.m.)
Fee: Waiver requested

Motion to approve request: Councilman Werner, second Councilman Brown

Vote: Ayes unanimous

2. QUOTES FOR FLOORS AT SENIOR CENTER AND POLICE STATION

Quotes were solicited to strip and refinish the floors at the Senior Recreation Center & Police Station:

	<u>Senior Center</u>	<u>Police Station</u>	<u>Total</u>
GLK Services	\$2590	\$700	\$3290
D.R. Cleaning	\$2700	\$925	\$3625
Service Master	\$3058.50	\$637.50	\$3696
ICCG	\$4998.36	\$700	\$5698.36

Motion to award work to GLK Services in the amount of \$3290 to be charged to Buildings & Grounds: Councilman Rickert, second Councilman Brown

Vote: Ayes unanimous

3. AMENDED GREEN ACRES AGREEMENT

2023-5-79 RESOLUTION AUTHORIZING THE MAYOR TO EXECUTE AN AMENDED GREEN ACRES PROJECT AGREEMENT WITH THE STATE OF NEW JERSEY DEPARTMENT OF ENVIRONMENTAL PROTECTION GREEN ACRES PROGRAM

WHEREAS, the New Jersey Department of Environmental Protection, Green Acres Program (“State”), provides loans and/or grants to municipal and county governments and grants to nonprofit organizations for assistance in the acquisition and development of lands for outdoor recreation and conservation purposes; and

WHEREAS, the Borough of Gibbsboro has previously obtained a loan of \$346,162.00 and/or a grant of \$3,133,802.00 from the State to fund the following project(s):

0413-93-052 Gibbsboro Boro Greenway Acquisition

WHEREAS, the State and the Borough of Gibbsboro intend to increase Green Acres funding by \$400,000.00; and

WHEREAS, the applicant is willing to use the State's funds in accordance with its rules, regulations and applicable statutes, and is willing to enter into an Amendment of the Agreement with the State for the above-named project;

NOW, THEREFORE, BE IT RESOLVED BY THE GIBBSBORO BOROUGH COUNCIL OF THE BOROUGH OF GIBBSBORO IN THE COUNTY OF CAMDEN AND STATE OF NEW JERSEY THAT:

1. The Mayor of the above named body or board is hereby authorized to execute an agreement and any amendment thereto with the State known as (*project name*) Gibbsboro Boro Greenway Acquisition and;
 2. The applicant has its matching share of the project, if a match is required, in the amount of \$400,000.
 3. In the event the State's funds are less than the total project cost specified above, the applicant has the balance of funding necessary to complete the project, and;
 4. The applicant agrees to comply with all applicable federal, state, and local laws, rules, and regulations in its performance of the project.
 5. This resolution shall take effect immediately.
4. MUNICIPAL COURT SHARED SERVICES AGREEMENT WITH WATERFORD TOWNSHIP AND BERLIN BOROUGH

2023-5-80 RESOLUTION AUTHORIZING THE MAYOR TO EXECUTE A SHARED SERVICES AGREEMENT BETWEEN THE TOWNSHIP OF WATERFORD, THE BOROUGH OF BERLIN, AND THE BOROUGH OF GIBBSBORO REGARDING MUNICIPAL COURT SERVICES

Not adopted

5. QUOTES TO UPGRADE UNITED STATES AVENUE BIKEWAY (GREEN TRAIL) WITH POROUS CONCRETE

2023-5-81 RESOLUTION AUTHORIZING THE EXECUTION OF A CONTRACT WITH THINK PAVERS FOR THE PROJECT KNOWN AS BIKEWAY IMPROVEMENTS ALONG UNITED STATES AVENUE

WHEREAS, the Borough of Gibbsboro has advertised for and received bids for the purpose of the "Construction of a Porous Concrete Multi-Purpose Path along the West Side of South United States Avenue (CR 699), from the Terminus of the Existing Porous Concrete Path in the Borough of Lindenwold to the Bituminous Path in the Borough of Gibbsboro, Camden County, New Jersey (Funded by the Camden County Open Space Program, Round 2022 and Municipal Funds)"; and

WHEREAS, the low bid of \$152,495.20 was received from Think Pavers Hardscaping, LLC of Mount Royal, New Jersey; and

NOW, THEREFORE BE IT BE IT RESOLVED, by the Mayor and Council of the Borough of Gibbsboro, County of Camden, State of New Jersey, that a contract in the amount of \$152,495.20 for the "Construction of a Porous Concrete Multi-Purpose Path along the West Side of South United States Avenue (CR 699), from the Terminus of the Existing Porous Concrete Path in the Borough of Lindenwold to the Bituminous Path in the Borough of Gibbsboro, Camden County, New Jersey (Funded by the Camden County Open Space Program, Round 2022 and Municipal Funds) is hereby awarded to Think Pavers Hardscaping, LLC of Mount Royal, New Jersey, conditional upon the following:

1. That a certificate has been received from the Municipal Treasurer stating that funds are available for this Contract.
2. That all funds expended for this Contract shall be charged to:
 - T-03-56-418-000 (Bikeway Trust)
 - C-04-21-003-001 (Ordinance 2021-03)
 - G-01-41-739-008 (Resolution 2008-5-65)
 - T-15-56-300-011 (Open Space Trust)
3. That the bid documents and bidding procedures have been reviewed and approved by the Municipal Solicitor.
4. That the bid documents and bidding procedures have been reviewed and approved by the Camden County Open Space Program.
5. That the presiding officer of this body be and is hereby directed to sign for and on its behalf the Contract in the prescribed form for said construction.
6. That the Clerk of this body be and is hereby directed to seal said Contract with the corporate seal of this body and attest to the same.
7. All other conditions determined to be necessary by the Governing Body.

RESPECTIVE BIDDERS AND THEIR BID AMOUNTS											
ENGINEER'S ESTIMATE						Think Pavers 125 Kings Highway Mount Royal, NJ 08061		Charles Marandino, LLC Post Office e Box 20 Milmay, NJ 08340		Seacoast Construction, Inc. 15 Addington Court East Brunswick, NJ 08816	
Amount of Check or Bond =						10% Bid Bond NTE \$20k		10% Bid Bond NTE \$20k		10% Bid Bond NTE \$20k	
No.	Item Description	Qty	Unit	Unit Price	Amount	Unit Price	Amount	Unit Price	Amount	Unit Price	Amount
1	Sawcut Paving	8	LF	\$10.00	\$80.00	\$ 15.00	\$ 120.00	\$ 10.00	\$ 80.00	\$ 100.00	\$ 800.00
2	Excavation Unclassified	4	CY	\$500.00	\$2,000.00	\$ 108.00	\$ 432.00	\$ 70.00	\$ 280.00	\$ 500.00	\$ 2,000.00
3	Gravel, S.A. Type 2, Class B (Stone Screenings)	44	CY	\$372.00	\$16,368.00	\$ 195.00	\$ 8,580.00	\$ 50.00	\$ 2,200.00	\$ 150.00	\$ 6,600.00
4	Porous Concrete Path, 5" Thick	765	SY	\$140.00	\$107,100.00	\$ 155.00	\$ 118,575.00	\$ 240.00	\$ 183,600.00	\$ 270.00	\$ 206,550.00
5	Wood Chips, 5" Thick	575	SY	\$10.00	\$5,750.00	\$ 19.00	\$ 10,925.00	\$ 20.00	\$ 11,500.00	\$ 54.00	\$ 31,050.00
SUBTOTAL (Item Nos. 1 through 5) =					\$131,298.00	\$ 138,632.00	\$ 197,660.00	\$ 247,000.00			
*6	Plus 10% Contingencies =					\$13,129.80	\$ 13,863.20	\$ 19,766.00	\$ 24,700.00		
TOTAL LUMP SUM BID: BASE BID (Items Nos. 1 through 6) - in Numbers =					\$144,427.80	\$ 152,495.20	\$ 217,426.00	\$ 271,700.00			

Motion to award contract to Think Pavers Hardscaping LLC in the amount of \$152,495.20 contingent upon Treasurer's Certificate from the CFO: Councilman Brown, second Councilman Rickert

Vote: Ayes unanimous
VOUCHERS

Motion to dispense reading and approve vouchers in the amount of \$1,061,460.38:
Councilman Rickert, second Councilman Brown

Vote: Ayes unanimous

CLOSING COMMENTS

MEETING OPEN TO THE PUBLIC

Kathy Alexander, 7 Driftwood Way
Barbara Headley, 6 Henry Road

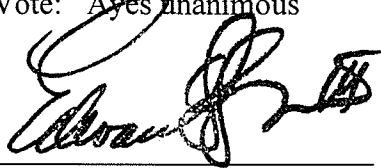
INFORMATIONAL

1. Next regular meeting of the Borough Council is Tuesday, June 13, 2023 at 7:00 p.m.
2. Settlement payment made to Borough in reference to the class action lawsuit *City of Long Beach, et al. v. Monsanto Company, et al.* (more information available at www.PCBCClassAction.com).

ADJOURNMENT

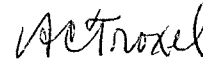
Motion to adjourn the meeting at 8:37 p.m. Councilman Rickert, second Councilman Brown

Vote: Ayes unanimous



Edward G. Campbell, III

Mayor



Amy C. Troxel, RMC
Borough Clerk