

MINUTES  
REGULAR COUNCIL MEETING  
TOWNSHIP OF MONROE  
JANUARY 28, 2013

**A.) OPENING CEREMONIES**

**CALL TO ORDER**

The Regular Council Meeting of the Township of Monroe was called to order at approximately 8:00 PM by **Cncl. Pres., Daniel Teefy** in the Court Room of the Municipal Complex located at 125 Virginia Avenue, Williamstown, New Jersey.

This meeting was advertised pursuant to the New Jersey Open Public Meetings Act (NJSA 10:4-6 thru 10:4-21). Notices were placed in the official publications for Monroe Township (i.e.: South Jersey Times, the Courier Post and the Sentinel of Gloucester County). A copy of that notice is posted on the bulletin board at the Municipal Complex.

*Cncl. Pres., Daniel Teefy stated the Clerk has placed a sign-in sheet at the rear of the Court Room. If anyone would like to address Council during the Public Portion, please sign in and you will be asked to come forward to the microphone. Kindly state your name for the record.*

**SALUTE TO FLAG - INVOCATION**

**Cncl. Rich DiLucia** led the assembly in the Pledge of Allegiance to Our Flag and **Cncl. Ronald Garbowski** offered the Invocation.

**ROLL CALL OF TOWNSHIP OFFICIALS**

Cncl. Walter Bryson	Present	
Cncl. Frank Caligiuri		Excused
Cncl. Marvin Dilks	Present	
Cncl. Rich DiLucia	Present	
Cncl. Ronald Garbowski	Present	
Cncl. William Sebastian	Present	
Cncl. Pres., Daniel Teefy	Present	
Mayor Michael Gabbianelli	Present	
Solicitor, Charles Fiore	Present	
Business Adm., Kevin Heydel	Present	
Engineer, Chris Rehmann	Present	
Dir. Finance, Jeff Coles	Present	
Dir. Of Code Enforcement, George Reitz		Excused
Dir. Of Public Safety, Jim Smart	Present	
Dir. Of Public Works, Bob Avis	Present	
Municipal Clerk, Susan McCormick	Present	

**PRESENTATIONS** - None

**APPROVAL OF MINUTES**

**Cncl. William Sebastian** made a motion to approve the minutes as submitted of the Council Work Session, Regular Council Meeting and Closed Executive Session of January 14, 2013. The motion was seconded by **Cncl. Rich DiLucia** and approved by all members of Council in attendance with the exception of **Cncl. Ronald Garbowski** who Abstained.

**B.) CORRESPONDENCE** - None

**C.) RESOLUTIONS SCHEDULED - PUBLIC PORTION**

**Cncl. Marvin Dilks** made a motion to open the Resolutions Scheduled-Public Portion. The motion was seconded by **Cncl. Walter Bryson** and unanimously approved by all members of Council in attendance. With no one wishing to speak **Cncl. Ronald Garbowski** made a motion to close the Resolutions Scheduled-Public Portion. The motion was seconded by **Cncl. William Sebastian** and unanimously approved by all members of Council in attendance.

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C.) RESOLUTIONS SCHEDULED - PUBLIC PORTION (cont'd)

**R:36-2013** Resolution Supporting Sustainable State Funding For Preservation And Stewardship Of Open Space, Parks, Farmland And Historic Sites In New Jersey

**Cncl. Walter Bryson** made a motion to approve Resolution R:36-2013. The motion was seconded by **Cncl. Ronald Garbowski** and unanimously approved by all members of Council in attendance.

**R:37-2013** Resolution Adjusting Township Of Monroe Tax Records

**Cncl. Ronald Garbowski** made a motion to approve Resolution R:37-2013. The motion was seconded by **Cncl. Marvin Dilks** and unanimously approved by all members of Council in attendance.

**R:38-2013** Resolution Authorizing Closed Executive Session Of The Township Council Of The Township Of Monroe To Discuss An Active Litigation Matter (Kelly v. Monroe Township)

**Cncl. Walter Bryson** made a motion to approve Resolution R:38-2013. The motion was seconded by **Cncl. Rich DiLucia** and unanimously approved by all members of Council in attendance.

**R:39-2013** Resolution Awarding A Contract For Professional Services To A Municipal Bond Counsel For The Township Of Monroe For The year 2013

**Cncl. William Sebastian** made a motion to approve Resolution R:39-2013. The motion was seconded by **Cncl. Ronald Garbowski** and unanimously approved by all members of Council in attendance.

**R:40-2013** Resolution Supporting Assembly Bill A-2753 Requiring Direct Payment Of Energy Taxes To Municipal Government

**Cncl. Ronald Garbowski** made a motion to approve Resolution R:40-2013. The motion was seconded by **Cncl. Walter Bryson** and unanimously approved by all members of Council in attendance.

**R:41-2013** Emergency Temporary Resolution Prior To Adoption Of The Budget Township Of Monroe, County Of Gloucester

**Cncl. Marvin Dilks** made a motion to approve Resolution R:41-2013. The motion was seconded by **Cncl. William Sebastian** and unanimously approved by all members of Council in attendance.

**R:42-2013** Resolution Approving The Bill List For The Council Meeting Of January 28, 2013

**Cncl. Rich DiLucia** made a motion to approve Resolution R:42-2013. The motion was seconded by **Cncl. Walter Bryson** and unanimously approved by all members of Council in attendance.

**R:43-2013** Resolution Authorizing The Execution Of A Change Order For Campbell Supply Co. LLC In The Increased Amount Of \$17,904.00 For One 2013 Rescue Engine With 1500 GPM Pump, Two 2013 1500 GPM Pump Engines And One Stationary High Pressure Compressor And Purification System For The Monroe Township Fire Station Within The Township Of Monroe

**Cncl. Ronald Garbowski** made a motion to approve Resolution R:43-2013. The motion was seconded by **Cncl. William Sebastian** and unanimously approved by all members of Council in attendance.

**R:44-2013** Resolution Of The Township Council Of The Township Of Monroe Authorizing The Mayor To Execute A Developer's Agreement With Cross Keys Monroe, LLC For Site Plan #444-SP, Block 101, Lots 3, 4, 5 And 6

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C.) RESOLUTIONS SCHEDULED - PUBLIC PORTION (cont'd)

Cncl. Marvin Dilks made a motion to approve Resolution R:44-2013. The motion was seconded by Cncl. William Sebastian and unanimously approved by all members of Council in attendance.

**R:45-2013** Resolution Authorizing The Acceptance Of An Irrevocable Standby Letter Of Credit In The Amount Of \$1,740,766.00 For Cross Keys Pavilion, Site Plan # SP-444, Block 101, Lots 3, 4, 5 And 6

Cncl. Ronald Garbowski made a motion to approve Resolution R:45-2013. The motion was seconded by Cncl. Walter Bryson and unanimously approved by all members of Council in attendance.

D.) ORDINANCES

Cncl. Pres., Daniel Teefy turned this portion of the meeting over to Ordinance Committee Chairman, Cncl. William Sebastian. Cncl. Ronald Garbowski made a motion to open the Public Hearing for Ordinance O:01-2013. The motion was seconded by Cncl. Walter Bryson and unanimously approved by all members of Council in attendance. With no one wishing to speak Cncl. Ronald Garbowski made a motion to close the Public Hearing. The motion was seconded by Cncl. Marvin Dilks and unanimously approved by all members of Council in attendance.

**O:01-2013** An Ordinance Of The Township Council Of The Township Of Monroe Appropriating A Sum Not To Exceed \$85,000.00 For The Installation Of Lighting And Other Parks And Recreation Facility Improvements (*Second Reading & Public Hearing*)

**Second Reading:** The above ordinance was published in an official publication for the Township of Monroe. This portion was opened to the public.

Cncl. Ronald Garbowski made a motion to approve Ordinance O:01-2013 for Second Reading and Public Hearing. The motion was seconded by Cncl. Marvin Dilks.

**ROLL VOTE TO APPROVE ORDINANCE O:01-2013 FOR SECOND READING AND PUBLIC HEARING - 6 AYES, 1 ABSENT (Caligiuri)**

**Tally:** 6 Ayes, 0 Nays, 0 Abstain, 1 Absent. Ordinance O:01-2013 was duly approved for Second Reading and Public Hearing.

E.) REPORTS AND OTHER MATTERS

Mayor Michael Gabbianelli reported he and several council members attended the Cecil Fire Company Banquet on Saturday, January 26<sup>th</sup> where he administered the Oath of Office to the Chief, the line staff and the ladies auxiliary. The North Main Street Sidewalk Project should be completed within the next week and the paver sidewalk in front of the Grand Theater will be installed to complete that project. The two new pumper fire trucks for Williamstown and the rescue truck for Cecil have arrived and will be in service shortly. The trucks are being decaled and the fire company members are changing over the equipment. Cecil and Williamstown Fire Companies will hold a joint housing for the trucks in June. The Road Department has also received their vehicles, two five/six yard dumps with snowplows, one two yard 4 X 4 with a snowplow and a couple pickup trucks. Those vehicles were purchased through a bond last year and this year the Road Department will purchase two leaf trucks through a recycling grant.

Cncl. Walter Bryson reported the Grand Theater will be reopening on February 16<sup>th</sup>. He urged residents to support the theater by purchasing tickets to upcoming shows. He also reported the Historical Society is planning a Fashion Show on April 6<sup>th</sup> and will be holding some type of fund raiser at that time. Additional information regarding this event will be forthcoming as it gets closer. Cncl. Bryson urged residents to become involved with the Historical Society by attending their meetings held on the first Thursday of each month at 7:00 PM in the Ireland House.

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E.) REPORTS AND OTHER MATTERS (cont'd)

Cncl. **Marvin Dilks** reported attending the Board of Health Reorganization Meeting and the Board of Education Meetings on January 10<sup>th</sup> and 24<sup>th</sup>. During the 24<sup>th</sup> meeting the Board presented proclamations to the Williamstown High School Track Team, Girls Volleyball Team and the Football Team, honored students from the High School Band who were accepted into the South Jersey Band and Orchestra and adopted a resolution to move the School Board Election to the first Tuesday in November for the next four years. The resolution was approved by an 8 to 1 vote.

Cncl. **Rich DiLucia** spoke of the 2% increase in Social Security and Medicare/Medicaid that affected the middle class and of the discussion that will take place regarding all the financial issues facing our Country. Those discussions will center around major cuts in benefits to elderly and disabled people, as they are already talking about raising the retirement age to 70. He noted the current retirement age of 65 and early retirement age of 62 were put into effect because in some industries people cannot work until 70 years old. He noted in his opinion for legislators to extend the retirement age for laborers that may develop arthritis and be unable to work is a mistake. AARP has already started a campaign to make sure the legislators do not rip apart the Social Security and Medicare Systems. Cncl. DiLucia noted this may not affect 30 year olds now but it will eventually and they need to have a voice as well. People view the Social Security and Medicare System as easy street but that is not the case. Senior citizens received an increase in the area of 1.4% or 1.7% in their Social Security benefits but in conjunction with that their Medicare Part B increased approximately \$10.00 a month and Medicare Part D, which is the prescription, increased in various amounts depending upon the plan they subscribe to. Seniors must also buy private health insurance since Medicare only covers 80% and those policies keep going up every year taking more from their Social Security. This year Social Security even notified recipients that they must have direct deposit; paper checks will no longer be issued. Cncl. DiLucia spoke of a three part article in last week's Gloucester County Times regarding the cause of job losses in this country. The article stated facts and figures of how automation is the second biggest threat to middle class jobs such as travel agents and bank clerks and it gave details of jobs that will be eliminated in the future such as turnpike toll collectors. He urged residents to get a copy of the article and to contact their representative in order to try to preserve some jobs in this country.

Cncl. **Ronald Garbowski** reported attending the Library Board Reorganization Meeting. The meeting was led by the new Library Director, Manny Paredes and the Board elected Joyce Samoyan as President and Jeana Davi as Vice-President. Cncl. Garbowski urged residents to visit the Library's website to find a listing of upcoming events. He also reported attending the Cecil Fire Company banquet on January 26<sup>th</sup> and congratulated Chief Ferguson, Assistant Chief Colavita, the other officers and the Ladies Auxiliary officers.

Cncl. **William Sebastian** reported attending the Cecil Fire Company Banquet, the Planning Board Meeting on Thursday, January 24<sup>th</sup> and the Economic Development Commission Meeting on Tuesday, January 22<sup>nd</sup>. The Economic Commission has been working on getting "Welcome To Monroe Township" signs to place on the Black Horse Pike at each end of the township. The location originally considered for the signs was in the DOT right-of-way. The DOT approved the signs but required changes be made to them so the Commission was considering locating them on private property in the same areas, as that would allow them to install the type of signs they wanted. Cncl. Sebastian reported after the meeting he met with Chris Rehmann of ARH to discuss the possibility of putting the signs on private property and will be contacting the property owners regarding this issue.

**Director of Public Safety, Jim Smart** reported the two new fire trucks for Williamstown should be on the street by Wednesday and Cecil should have their truck on the street by the end of the week. He commended the volunteers for working some nights until 11:00 PM to install all the equipment on the new trucks and noted Cecil and Williamstown Fire Companies are planning a joint truck housing in June. A full day event is being planned that will include a parade through the center of town, food and entertainment consisting of two bands. A raffle will be held to offset the cost of the housing so it will cost the taxpayer nothing. He urged everyone to come to the truck housing in support of the volunteers. Cncl. **Sebastian** questioned whether the stand alone compressor came in yet. Mr. Smart indicated that is coming in shortly but he was not aware of the exact date.

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E.) REPORTS AND OTHER MATTERS (cont'd)

Cncl. Pres., Daniel Teefy noted it's nice to see the two fire departments holding their truck housings together, as that would not have happened a few years ago. Cncl. Pres., Teefy reported the Police Department has made two arrests and recovered approximately \$20,000.00 in stolen property and cash from burglaries that have taken place in the Victory Lakes area. He commended the Detective Bureau for doing a good job. The MMUA Reorganization Meeting is scheduled for February 6, 2013. The MMUA held their first meeting of the year and Superintendent George Cossabone announced his retirement. George has worked for the MMUA for 30 years and is a 1966 graduate of Williamstown High School. He reported attending the Planning Board Reorganization Meeting where O'bie O'Brien was elected Chairman, Kernan, Inc. was appointed Planner and Leonard Schwartz was appointed Solicitor for the Board. Cncl. Pres., Teefy advised Council the sign ordinance amendments they had discussed moving forward went before the Planning Board where it ended up being discussed for an hour. Part of that discussion included how long the message should stay up on electronic signs; 8 seconds or 3 seconds. He noted the Grand Theater changed their sign to 3 seconds and he suggested Council take a look at that sign to see if they feel 3 seconds is enough. Another issue before the Planning Board is vacating Maple Avenue, a paper street located between Winslow Road and Walnut Street. Usually when paper streets are vacated a portion of the property is given to residents on each side of the street. Maple Avenue is a different story because a house built approximately 50 years ago is almost right in the middle of the street. The woman who wants Maple Avenue vacated is working on getting an affidavit signed by all her neighbors. Once she gets that the issue will go back to the Planning Board and then it should come before Council sometime in March.

CLOSED EXECUTIVE SESSION

Solicitor Fiore noted Council just concluded a Closed Executive Session pursuant to R:38-2013 where there was specific discussion regarding the details of a settlement agreement and general release regarding the Kelly vs. Monroe Township matter. Patrick Madden, Counsel on behalf of the municipality reported as to the settlement discussion and recommended a resolution of the matter for a total sum of \$20,000.00. Mr. Fiore suggested that a motion be placed on the record authorizing the Mayor to execute the settlement agreement and general release as stated.

Cncl. Walter Bryson made a motion to authorize the Mayor to execute the settlement agreement and general release as stated. The motion was seconded by Cncl. Ronald Garbowski.

**ROLL CALL VOTE TO AUTHORIZE THE MAYOR TO EXECUTE THE SETTLEMENT AGREEMENT AND GENERAL RELEASE - 6 AYES, 1 ABSENT (Caligiuri)**

Tally: 6 Ayes, 0 Nays, 0 Abstain, 1 Absent. The motion authorizing the Mayor to Execute the Settlement Agreement and General Release was duly approved.

Cncl. Rich DiLucia placed on the record that the \$20,000.00 settlement proceeds are payable through the insurance company and not through Monroe Township taxpayers.

*(Resolution R:46-2013 Authorizing the Mayor to execute the settlement agreement and general release was drafted after the meeting to memorialize this Council action)*

F.) GENERAL PUBLIC DISCUSSION


No motion was made to open the meeting to the public as no members of the public were present during the meeting.

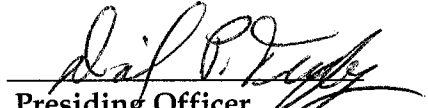
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G.) ADJOURNMENT

With nothing further to discuss **Cncl. Ronald Garbowski** made a motion to adjourn the Regular Council Meeting of January 28, 2013. The motion was seconded by **Cncl. William Sebastian** and unanimously approved by all members of Council in attendance.

Respectfully submitted,

  
Sharon Wright, RMC  
Deputy Clerk

  
Presiding Officer

*These minutes were prepared from excerpts of the tape-recorded proceedings of the Regular Council Meeting of January 28, 2013 and serve as only a synopsis of the proceedings. The official tape may be heard in the Office of the Township Clerk upon proper notification pursuant to the Open Public Records Law.*

Approved as submitted Am  
Approved as corrected \_\_\_\_\_

Date 2/11/13  
Date \_\_\_\_\_