

**MINUTES
WORK SESSION MEETING
TOWNSHIP OF MONROE
AUGUST 26, 2019**

A.) OPENING CEREMONIES

CALL TO ORDER

The Work Session Meeting of the Township of Monroe was called to order at approximately 7:00PM by **Cncl. Pres., Ronald Garbowski** in the Conference Room on the first floor 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 (*N.J.S.A. 10:4-6 thru 10:4-21*). Notices were placed in the official publications for the Township of Monroe (i.e.: South Jersey Times, Courier Post and The Sentinel of Gloucester County). A copy of that notice has been posted on the bulletin board at the Municipal Complex and on the Monroe Township website.

SALUTE TO THE FLAG

Mayor DiLucia led the Assembly in the Pledge of Allegiance to the Flag.

ROLL CALL OF PUBLIC OFFICIALS

Cncl. Marvin Dilks		Excused
Cncl. Katherine Falcone	Present	
Cncl. Joseph Marino	Present	
Cncl. Cody Miller	Present	
Cncl. Patrick O'Reilly	Present	
Cncl. Gregory Wolfe	Present	
Cncl. Pres. Ronald Garbowski	Present	
Mayor Richard DiLucia	Present	
Deputy Mayor, Joseph DiLolle		Excused
Solicitor, John Trimble	Present	
Business Administrator, Jill McCrea	Present	
Engineer, Kathryn Cornforth	Present	
Dir. of Code Enf./Comm. Dev., Ralph Manfredi	Present	
Dir. of Community Affairs, Brandee Derieux	Present	
Dir. of Finance, Lorraine Boyer		Excused
Dir. of Parks & Recreation, Terrance Bannister	Present	
Dir. of Public Safety, Joseph Kurz	Present	
Dir. of Public Works, Nicholas Mercado	Present	
Dir. of Real Estate, Angelina Matese	Present	
Police Chief James DeHart	Present	
Municipal Deputy Clerk, Jennifer Harbison	Present	

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B.) MATTERS FOR DISCUSSION

• **Cecil Fire Company Presentation**

Chief James Solomon provided a presentation explaining the history, current issues, concerns and deficiencies, along with the cost of renovating the Cecil Fire Company station. He provided a printout of the presentation for Council's review. Chief Solomon mentioned that the Cecil Fire Company is 100% volunteer and the members donate hundreds of hours for emergency drills, training, community events and education. He explained that their major concerns with the current building are the flat roof, water leaks, electrical panel concerns, exterior rust, heating and air conditioning, water lines, air compressor, generator, walk way and the parking lot. The current flat roof is 35 years old and leaks water; currently, there are six leaks throughout the building. There are multiple areas of the building that are starting to deteriorate. He said that the building's generator is past its life expectancy and does not provide electric to the whole building, only to a few outlets, opens the bay doors and one set of lights; it does not supply power to the radio room, where they receive their emergency calls. Chief Solomon stated that there have not been any upgrades to the station since it was rebuilt in 1984, after a tragic fire in 1981. In 2019, the Building Committee worked alongside the architect, Rob Conley, to recreate the building renovation to keep in compliance of their footprint and reducing the original price from \$3.4 million to \$2.5 million. **Architect, Rob Conley (Robbie Conley Architect)** presented and explained the building renovation design and what they did to reduce the cost down to \$2.5 million. In order to reduce the cost, they removed the second floor of the building design. To do this, on the Eastside of the building, the parking and paving in that area will be removed and become a stoned area. He stated, by removing the parking and paving in that area, they will be able to expand the building 10', which will allow them to meet most of the needs of the fire company. To also help with the cost reduction, they will be keeping the structure of the existing roof, removing the roof sheathing and panels, and replacing it with a new flat roof system. Chief Solomon explained that the redesign proposal is designed to accommodate the needs of the current members and the future members, as the fire service and its guidelines are constantly changing.

C.) PUBLIC PORTION

Cncl. Wolfe made a motion to open the Public Portion. The motion was seconded by **Cncl. Marino** and unanimously approved by all members of Council in attendance.

Glen Groves, 1464 N. Tuckahoe Road spoke to Council regarding his concern with the serious ongoing situation with Peach Country at 1463 N. Tuckahoe Road. He said, the various business operations at this property have been expanding and intensifying without proper land use approval for over five years and the resulting noise, dust and traffic have an ongoing impact on the area. He feels that the traffic conditions are really dangerous, as vehicles have to slow or drastically stop while the Peach Country traffic maneuvers are happening. Mr. Groves asked what the next steps will be by Council and professionals to enforce the zoning violations against Peach Country and bring their business operations up to lawful compliance. **Solicitor Trimble**

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C.) PUBLIC PORTION (cont'd)

advised, he has a meeting scheduled the following week to determine what the next steps will be and he will keep Mr. Groves informed.

Jack Simmermon, A-Jack's Towing and Recovery addressed the Solicitor with questions regarding the effective dates for the revised towing rates.

Dominic Burgese, B and B Auto Repair asked if the rotation schedule will be kept as it is currently or will it be changing on October 1, 2019. **Solicitor Trimble** informed him that there will be recommendations made at the next Regular Council Meeting on September 9, 2019 and until that time, the rotation schedule shall remain the same.

With no one else wishing to speak, **Cncl. Marino** made a motion to close the Public Portion. The motion was seconded by **Cncl. Miller** and unanimously approved by all members of Council in attendance.

D.) NEW BUSINESS

Cncl. Wolfe stated that he has received communication from a resident regarding door-to-door solicitation and requesting if it can be enforced. He would like to research the option for "No-Knock" solicitation, as is done in some of the surrounding towns, to present at a future meeting.

Director of Community Affairs, Brandee Derieux mentioned, she had a meeting recently with the owners of Mirarchi's Family Inn and they donated a 25' screen to the Pfeiffer Community Center, so that the Township can begin having family movies in the park. Ms. Derieux asked if a Resolution can be prepared for the next scheduled Regular Council Meeting for the Mirarchi Family Inn's donation and banner supporting the Township. She invited everyone to attend the first movie, which is scheduled to be shown on September 20, 2019.

E.) OLD BUSINESS

Cncl. Falcone asked Chief DeHart about the traffic light at Corkery Lane and if the timing was increased. **Chief DeHart** will follow up with Sgt. Burton and report back.

Cncl. Marino spoke regarding the possible credit between the Township and the School Board, where the Township advanced the \$5,000 for the school to have a study done and we were not reimbursed. **Cncl. Miller** will follow up with the School Board Business Administrator, Lisa Schulz, and report back.

Cncl. Wolfe thanked the Mayor and the Road Department for immediately addressing Mr. Brown's and Mr. Deckard's concerns with the cleanup in Forrest Hills. They were very happy and pleased with the response.

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F.) COMMITTEE REPORTS – None

G.) QUESTIONS REGARDING RESOLUTIONS SCHEDULED

Cncl. Wolfe asked Engineer, Kathryn Cornforth about Resolution R:195-2019 regarding Stirling Glen’s retention basins. **Engineer, Kathryn Cornforth** explained that the guarantee reduction that is on this evening’s agenda is for Section 3, the basin is in Section 1, and the basin also has its own separate bond. She said, technically, reducing the guarantee has no impact on the basin and a supplemental guarantee was posted dealing strictly with the basin.

Cncl. Marino asked Engineer, Kathryn Cornforth about South Shore Drive and Whitehall Road. He said, the repairs that have been done are not working and if the area where the puddling is freezes over, the cars will be going right into Whitehall Road. **Engineer, Kathryn Cornforth** said, she will check in with her inspector tomorrow and report back with the next step in resolving the issue. **Cncl. Marino** would like to be included, along with the Director of Public Works, Nicholas Mercado, in the meeting to discuss the next repairs.

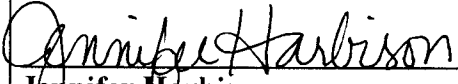
Cncl. Wolfe questioned Resolution R:196-2019 regarding the sale of the boat and trailer to the Collings Lakes Fire Department. **Chief Solomon** informed **Cncl. Wolfe** that the boat they want to sell is the boat that came from the Monroe Township Ambulance and Rescue Association. He said, currently, Cecil Fire Company’s boat is in much better shape and that is the one they would like to retain.

H.) QUESTIONS REGARDING ORDINANCES SCHEDULED – None


I.) ADJOURNMENT

With nothing further to discuss, **Cncl. Wolfe** made a motion to adjourn the Council Work Session of August 26, 2019. The motion was seconded by **Cncl. Falcone** and was unanimously approved by all members of Council in attendance.

Respectfully submitted,



Jennifer Harbison
Deputy Municipal Clerk



Presiding Officer

These minutes were prepared from excerpts of the recorded proceedings, as well as hand-written notes taken, of the Council Work Session of August 26, 2019 and serve only as a synopsis of the proceedings. The official recording may be heard in the Office of the Township Clerk upon proper notification, pursuant to the Open Public Records Act.

Approved as submitted _____
Approved as corrected _____

Date 9/23/19
Date _____