

**MINUTES
REGULAR COUNCIL MEETING
TOWNSHIP OF MONROE
SEPTEMBER 9, 2019**

A.) OPENING CEREMONIES

CALL TO ORDER

The Regular Council Meeting of the Township of Monroe was called to order at approximately 8:00PM by **Cncl. Pres., Ronald Garbowski** 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 (*N.J.S.A. 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 and on the Monroe Township website.

Cncl. Pres., Ronald Garbowski stated, the Clerk has placed a sign-in sheet in the meeting room. If anyone would like to address Council, please sign-in and you will be recognized during the Public Portion. Kindly state your name for the record.

SALUTE TO THE FLAG

Cncl. O'Reilly led the Assembly in the Pledge of Allegiance to Our Flag and **Cncl. Wolfe** offered the Invocation.

ROLL CALL OF PUBLIC OFFICIALS

Cncl. Marvin Dilks	Present	
Cncl. Katherine Falcone	Present	
Cncl. Joseph Marino	Present	
Cncl. Cody Miller		Excused
Cncl. Patrick O'Reilly	Present	
Cncl. Gregory Wolfe	Present	
Cncl. Pres. Ronald Garbowski	Present	
Mayor Richard DiLucia	Present	
Deputy Mayor, Joseph DiLolle	Present	
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 Clerk, Aileen Chiselko	Present	

APPROVAL OF MINUTES

Cncl. Marino made a motion to approve the minutes as submitted of the Work Session of July 22, 2019, and the Regular Council Meeting of July 22, 2019. The motion was seconded by **Cncl. Falcone** and approved by members of Council in attendance with the exemption of **Cncl. Dilks**, who Abstained.

B.) CORRESPONDENCE - None

C.) RESOLUTIONS SCHEDULED – PUBLIC PORTION

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

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

Sue Pace, 233 Urban Lane, addressed Council regarding the monument located at the end of Main Street and it possibly being refurbished. **Cncl. Dilks** mentioned that he had spoken with Jeff Simpler and they are in the process of having the rehabilitation of the monument started. He will reach out to Mr. Simpler again and will advise Ms. Pace.

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

Cncl. Marino made a motion to bracket for approval, by Consent Agenda, Resolutions R:203-2019 through R:213-2019. The motion was seconded by **Cncl. Wolfe** and unanimously approved by all members of Council in attendance.

CONSENT AGENDA RESOLUTIONS R:203-2019 THROUGH R:213-2019

R:203-2019 Resolution Of The Township Council Of The Township Of Monroe Accepting The Corrective Action Plan For The 2018 Audit Report

R:204-2019 Resolution Of The Township Council Of The Township Of Monroe Authorizing The Mayor To Execute An Agreement To Participate In The Alliance To Prevent Alcoholism And Drug Abuse Program Between County Of Gloucester, New Jersey And The Township Of Monroe July 1, 2019 To June 30, 2020

R:205-2019 Resolution Adjusting Township Of Monroe Tax Records

R:206-2019 Resolution Approving The Bill List And Paid List For The Council Meeting Of September 9, 2019

R:207-2019 Resolution Of The Township Of Monroe, County Of Gloucester, State Of New Jersey, Awarding Towing Licenses

R:208-2019 Resolution Of The Mayor And Township Council Of The Township Of Monroe Authorizing The Acceptance Of A Donation From Mirarchi's Williamstown Inn

R:209-2019 Resolution Authorizing The Execution Of A Contract For A Special Projects Engineer For The Township Of Monroe (Pennonni Associates, Inc.)

R:210-2019 Resolution Of The Township Council Of The Township Of Monroe Waiving Construction Permit Fee For 1127 Birch Avenue

R:211-2019 Resolution Of The Township Council Of The Township Of Monroe Authorizing The Construction Permit Fee Waiver For Construction Permit 20190405 For 312 Crystal Drive

R:212-2019 Resolution Of The Township Council Of The Township Of Monroe Directing The Sending Of Proposed Resolution "Designating The Commercial Corridors Located Within The Township Of Monroe As 'Areas In Need Of Rehabilitation'" To The Township Of Monroe Planning Board For Its Review And Comments Pursuant To Local Redevelopment And Housing Law, N.J.S.A. 40a:12a-1, Et Seq.

R:213-2019 Resolution Authorizing the Mayor to Execute an Agreement with the Monroe Township Board Of Education To Provide Designated Emergency Medical Services For School Events

Cncl. Marino made a motion to approve Resolutions R:203-2019 through R:213-2019. The motion was seconded by **Cncl. O'Reilly** and unanimously approved by all members of Council in attendance with the exemption of **Cncl. Pres. Garbowski**, who abstained from voting on Resolution R:209-2019.

D.) ORDINANCES

Cncl. Pres. Garbowski turned this portion of the meeting over to **Ordinance Committee Chairman, Cncl. Marino**.

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D.) ORDINANCES (cont'd)

Cncl. Wolfe made a motion to open the meeting to the public for ordinances listed on the agenda for Second Reading and Public Hearing. The motion was seconded by **Cncl. Pres. Garbowski** and unanimously approved by all members of Council in attendance.

With no one wishing to speak on the Ordinances for Second Reading, **Cncl. Pres. Garbowski** made a motion to close the Public Hearing. The motion was seconded by **Cncl. Wolfe** and unanimously approved by all members of Council in attendance.

O:35-2019 An Ordinance Of The Township Council Of The Township Of Monroe To Amend Chapter 69 Of The Code Of The Township Of Monroe, Entitled "Division Of Police" (**Second Reading & Public Hearing**)

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

Cncl. Pres. Garbowski made a motion to approve Ordinance O:35-2019 for Second Reading and Public Hearing. The motion was seconded by **Cncl. Falcone** and unanimously approved by all members of Council in attendance.

**ROLL CALL VOTE TO APPROVE ORDINANCE O:35-2019 FOR SECOND READING
AND PUBLIC HEARING –**

6 AYES (Dilks, Falcone, Garbowski, O'Reilly, Wolfe, Marino, 1 ABSENT (Miller)

Tally: 6 Ayes, 0 Nays, 0 Abstain, 1 Absent. Ordinance **O:35-2019** was duly approved for Second Reading and Public Hearing.

O:36-2019 An Ordinance Of The Township Council Of The Township Of Monroe To Amend Chapter 118 Of The Code Of The Township Of Monroe Entitled "Curfew" (**Second Reading & Public Hearing**)

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

Cncl. Wolfe made a motion to approve Ordinance O:36-2019 for Second Reading and Public Hearing. The motion was seconded by **Cncl. Falcone** and unanimously approved by all members of Council in attendance.

**ROLL CALL VOTE TO APPROVE ORDINANCE O:36-2019 FOR SECOND READING
AND PUBLIC HEARING –**

6 AYES (Dilks, Falcone, Garbowski, O'Reilly, Wolfe, Marino, 1 ABSENT (Miller)

Tally: 6 Ayes, 0 Nays, 0 Abstain, 1 Absent. Ordinance **O:36-2019** was duly approved for Second Reading and Public Hearing.

At this time, **Ordinance Committee Chairman, Cncl. Marino**, asked if anyone was in attendance to speak on Ordinance O:38-2019. **Jeffrey Baron, Esq.**, who represents the owners of Antony & Cleopatra's Caterers, approached Council and spoke in reference to the Land Management Ordinance (Alternative Treatment Centers). He stated that he and Mr. Kernan had been discussing the Ordinance and Mr. Kernan had explained the purposes behind it and what Council had previously indicated at an another meeting and were trying to achieve. He feels there are some confusing sections of the Ordinance. The ATC becomes a permitted use in one zone, a residential zone and in the commercial zone, it is a conditional use, despite that there are no standards per say. All of the other uses in the zones have specific standards attached to them and in that specific instance because it is a separate use in the zoning section when it finds itself over in the area standards there are not any. Mr. Kernan and Mr. Trimble have been kind enough to explain that the intention was for the standards on some other permitted use to apply to it but when you read the Ordinance you do not get that, it is not clear. Mr. Baron said, he has no opposition to what Mr. Kernan said regarding moving the Ordinance forward and cleaning it up later. He explained that he was at the last Regular Council Meeting and at this evening's meeting because he did not want to get into a situation where an argument followed about what something meant and no one really knew what it meant. He understands now what it was intended to mean. He and his client are still opposed, however, they are

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D.) ORDINANCES (cont'd)

not opposed to the Ordinance as they are opposed to the use in proximity to their site. That is why he wrote his letter asking for consideration to the distances, buffers, all the things that might make that kind of a use less of a burden on people that are located around it. Mr. Baron wanted it to be clear, his letter was to make sure that the Ordinance will make sense when it is complete.

O:37-2019 An Ordinance Of The Township Council Of The Township Of Monroe, County Of Gloucester, State Of New Jersey Adopting The Rules And Regulations For The Monroe Township Police Department (**Second Reading & Public Hearing**)

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

Cncl. Wolfe made a motion to approve Ordinance O:37-2019 for Second Reading and Public Hearing. The motion was seconded by **Cncl. Pres. Garbowski** and unanimously approved by all members of Council in attendance.

**ROLL CALL VOTE TO APPROVE ORDINANCE O:37-2019 FOR SECOND READING
AND PUBLIC HEARING –**

6 AYES (Dilks, Falcone, Garbowski, O'Reilly, Wolfe, Marino, 1 ABSENT (Miller))

Tally: 6 Ayes, 0 Nays, 0 Abstain, 1 Absent. Ordinance **O:37-2019** was duly approved for Second Reading and Public Hearing.

O:39-2019 An Ordinance Of The Township Council of The Township Of Monroe Amending Ordinance O:02-2019 Compensation Of The Officers And Employees Of The Township Of Monroe In The County Of Gloucester, State Of New Jersey For The Year 2019 (**Second Reading & Public Hearing**)

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

Cncl. Falcone made a motion to approve Ordinance O:39-2019 for Second Reading and Public Hearing. The motion was seconded by **Cncl. Pres. Garbowski** and unanimously approved by all members of Council in attendance.

**ROLL CALL VOTE TO APPROVE ORDINANCE O:39-2019 FOR SECOND READING
AND PUBLIC HEARING –**

6 AYES (Dilks, Falcone, Garbowski, O'Reilly, Wolfe, Marino, 1 ABSENT (Miller))

Tally: 6 Ayes, 0 Nays, 0 Abstain, 1 Absent. Ordinance **O:39-2019** was duly approved for Second Reading and Public Hearing.

O:40-2019 An Ordinance Of The Township Council Of The Township Of Monroe Granting A Non-Exclusive Access Easement Over A Portion Of Township Of Monroe Property Identified As Block 22.0303, Lot 33.02, On The Township Monroe Township Tax Map (**Second Reading & Public Hearing**)

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

Cncl. Pres. Garbowski made a motion to approve Ordinance O:40-2019 for Second Reading and Public Hearing. The motion was seconded by **Cncl. O'Reilly** and unanimously approved by all members of Council in attendance.

**ROLL CALL VOTE TO APPROVE ORDINANCE O:40-2019 FOR SECOND READING
AND PUBLIC HEARING –**

6 AYES (Dilks, Falcone, Garbowski, O'Reilly, Wolfe, Marino, 1 ABSENT (Miller))

Tally: 6 Ayes, 0 Nays, 0 Abstain, 1 Absent. Ordinance **O:40-2019** was duly approved for Second Reading and Public Hearing.

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D.) ORDINANCES (cont'd)

O:41-2019 An Ordinance Of The Township Council Of The Township Of Monroe To Amend Chapter 175 Of The Code Of The Township Of Monroe, Entitled "Land Management" (**First Reading & Publication**)

First Reading: A copy of this Ordinance was posted on the bulletin board at the Municipal Complex. Additional copies were made available to the public.

Cncl. Wolfe made a motion to approve Ordinance O:41-2019 for First Reading and Publication. The motion was seconded by **Cncl. Dilks** and unanimously approved by all members of Council in attendance.

O:42-2019 An Ordinance Of The Township Council Of The Township Of Monroe To Amend Chapter 74 Of The Code Of The Township Of Monroe, Entitled "Fees" (**First Reading & Publication**)

First Reading: A copy of this Ordinance was posted on the bulletin board at the Municipal Complex. Additional copies were made available to the public.

Cncl. Pres. Garbowski made a motion to approve Ordinance O:42-2019 for First Reading and Publication. The motion was seconded by **Cncl. Falcone** and unanimously approved by all members of Council in attendance.

O:43-2019 Bond Ordinance Authorizing The Acquisition Of Various Pieces Of Equipment And Completion Of Various Capital Improvements In And For The Township Of Monroe, County Of Gloucester, New Jersey; Appropriating The Sum Of \$3,586,000 Therefor; Authorizing The Issuance Of General Obligation Bonds Or Bond Anticipation Notes Of The Township Of Monroe, County Of Gloucester, New Jersey, In The Aggregate Principal Amount Of Up To \$3,406,700; Making Certain Determinations And Covenants; And Authorizing Certain Related Actions In Connection With The Foregoing (**First Reading & Publication**)

First Reading: A copy of this Ordinance was posted on the bulletin board at the Municipal Complex. Additional copies were made available to the public.

Cncl. Pres. Garbowski made a motion to approve Ordinance O:43-2019 for First Reading and Publication. The motion was seconded by **Cncl. Dilks** and unanimously approved by all members of Council in attendance.

At this time, **Cncl. Marino** stated that Council will be taking a ten minute recess.

Cncl. Wolfe made a motion to recess for ten minutes. The motion was seconded by Dilks and unanimously approved by all members of Council in attendance.

RECESS

Cncl. Marino asked for a motion to close the Public Portion for all Ordinances read this evening. **Cncl. Wolfe** made a motion to close the Public Portion. The motion was seconded by **Cncl. O'Reilly** and unanimously approved by all members of Council in attendance.

O:38-2019 An Ordinance Of The Township Council Of The Township Of Monroe To Amend Chapter 175 Of The Code Of The Township Of Monroe, Entitled "Land Management" (**Second Reading & Public Hearing**)

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

Cncl. Falcone made a motion to approve Ordinance O:38-2019 for Second Reading and Public Hearing. The motion was seconded by **Cncl. Dilks** and unanimously approved by all members of Council in attendance.

**ROLL CALL VOTE TO APPROVE ORDINANCE O:38-2019 FOR SECOND READING
AND PUBLIC HEARING –**

6 AYES (Dilks, Falcone, Garbowski, O'Reilly, Wolfe, Marino, 1 ABSENT (Miller)

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D.) ORDINANCES (cont'd)

Tally: 6 Ayes, 0 Nays, 0 Abstain, 1 Absent. Ordinance **O:38-2019** was duly approved for Second Reading and Public Hearing.

E.) REPORTS AND OTHER MATTERS

Cncl. Wolfe mentioned that September is National Hunger Action Month. He has received notice from Shoprite that they will be leading the charge in our area by hosting a "Help Bag Hunger Day" on September 18th at 10:30am. During the month of September, the cashiers at Shoprite will be asking their customers to round up their purchases to the nearest dollar in donation to help fill the shelves of our local foodbank. He invited everyone to stop by Shoprite and participate, as it is for a great cause.

Director of Real Estate, Ms. Matese reminded Council that the Land Sale is scheduled for Wednesday, September 18th at 10:00am.

Cncl. Pres., Garbowski expressed that he hoped everyone had a nice Labor Day.

F.) GENERAL PUBLIC DISCUSSION


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

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

G.) ADJOURNMENT

With nothing further to discuss, **Cncl. Marino** made a motion to adjourn the Regular Council Meeting of September 9, 2019. The motion was seconded by **Cncl. O'Reilly** and unanimously approved by all members of Council in attendance.

Respectfully submitted,



Aileen Chiselko
Municipal Clerk



Presiding Officer

These minutes were prepared from excerpts of the recorded proceedings, as well as hand-written notes taken, of the Regular Council Meeting of September 9, 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 _____ Uoc _____
Approved as corrected _____

Date 10/14/19
Date _____