

**MINUTES  
WORK SESSION MEETING  
TOWNSHIP OF MONROE  
FEBRUARY 24, 2020**

**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., Joseph P. Marino, III** 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*). Adequate notice was 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 is posted on the bulletin board at the Municipal Complex and on the Monroe Township website.

**SALUTE TO THE FLAG**

**Cncl. Garbowski** led the Assembly in the Pledge of Allegiance to our Flag.

**ROLL CALL OF PUBLIC OFFICIALS**

Cncl. Marvin Dilks	Present	
Cncl. Katherine Falcone	Present	
Cncl. Ronald Garbowski	Present	
Cncl. Cody Miller	Present	
Cncl. Vice-Pres. Patrick O'Reilly	Present	
Cncl. Gregory Wolfe	Present	
Cncl. Pres. Joseph P. Marino, III	Present	
Mayor Richard DiLucia	Present	
Deputy Mayor, Joseph DiLolle	Present	<i>(Arrived @ 7:25pm)</i>
Solicitor, John Trimble	Present	
Business Administrator, Jill McCrea	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, Brent Salvadori	Present	
Dir. of Public Safety, Joseph Kurz	Present	
Dir. of Public Works, Nicholas Mercado		Excused
Dir. of Real Estate, Angelina Matese	Present	
Police Chief James DeHart	Present	
Municipal Clerk, Aileen Chiselko	Present	

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**B.) MATTERS FOR DISCUSSION**

**Cncl. Pres. Marino** spoke regarding the draft Second Amendment Resolution which was sent to Council earlier today per the Solicitor's recommendation. **Solicitor Trimble** explained, after researching the many sample resolutions that were sent to Council from the Gloucester County 2A Sanctuary asking for Council's support, he has drafted the Resolution in support to move forward at the Regular Council Meeting. **Cncl. Miller** made a motion to move Resolution R:65-2020 forward to read into the record at the Regular Council Meeting. The motion was seconded by **Cncl. Garbowski** and unanimously approved by all members of Council.

**C.) PUBLIC PORTION**

**Cncl. Garbowski** made a motion to open the Public Portion. The motion was seconded by **Cncl. Miller** and unanimously approved by all members of Council.

Members of the Gloucester County 2A Sanctuary expressed their gratitude and thanks for the Resolution.

**Charles Etschman, 1720 Rex Avenue**, addressed Council regarding the flooding that occurs in his neighbor's yard during heavy rains. He explained that this has been a problem since 2006. The water has no place to go, it puddles up in her yard and floods her driveway. **Cncl. Dilks** said, after receiving a message from Mr. Etschman last week, he went out and inspected the area, confirming a low spot in the road. He spoke with Mike Calvello, Superintendent of Public Works, and suggested receiving permission from Steve Smith to place a pipe into Smith's swell, which will alleviate all the water and provide a chance to fix the low area where the road is breaking up. **Cncl. Dilks** explained the history of the problem. **George Moore, 1907 Pitman Downer Road**, noted that he lives behind the house in question and provided some additional history of the problem. **Cncl. Garbowski** stated that the Township's new engineer, Pennoni Associates, Inc. will be conducting a re-evaluation of the roads. He would like to suggest that Rex Avenue be at the top of the list for re-evaluation. **Business Administrator, Jill McCrea**, will contact Pennoni Associates, Inc. to have them perform a site visit to assess the situation and work alongside the Director of Public Works, Nicholas Mercado. **Cncl. O'Reilly** suggested to also research the developer's previous plans. **Cncl. Marino** asked **Cncl. O'Reilly** as liaison to the Zoning Board, to reach out to the Zoning Board Engineer to work with Township Engineer on this issue. Mr. Etschman stated that the residents who live in the last house on Orchard Drive, have only half of their property paved. He asked if there was any way that the Township can pave right up to the end their property, it is a U-turn driveway. **Cncl. Marino** said, the Township's Engineer will have to go out and evaluate the situation and devise a plan. Mr. Moore expressed his concern regarding what the developer may say and asked what the next course of action will be. **Cncl. O'Reilly** advised that he will have both the Zoning Board and Township Engineer evaluate the situation and devise a course of action.

**Glen Groves, 1464 N. Tuckahoe Road**, addressed Council regarding the violation notice that was served to Peach Country on January 17, 2020. He provided the Mayor and Solicitor pictures showing how nothing has changed. He questioned what is going on with the violations

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**C.) PUBLIC PORTION (cont'd)**

and Peach Country. **Solicitor Trimble** stated, he has a call into Lou Cappelli's office, as he is the point person on this situation. Mr. Groves said, Peach Country continues to be out of compliance and that this has been going on since 2014. He stated that he and Mr. Lodge are working with their attorney, Mr. Horner. They are putting together a presentation binder which will include a six-page letter, "A" through "M" exhibits, which will show the major environmental concerns, to distribute to Council, the Mayor and the Solicitor. Mr. Groves spoke regarding his concerns with Peach Country. **Cncl. Miller** stated that something needs to be done to address these ongoing issues. Solicitor Trimble discussed the history of the matter and advised that the Township is pushing forward as diligently as they can, following the steps of the process.

**Marlene McMahon, President of MOHA at Summerfields and Friendly Village**, thanked Cncl. Falcone and the Economic Development Consultant, Shannon Morgan-Leonen for attending their last meeting. They did a great job explaining to their residents how important it is to shop locally. She invited Council to attend future meetings when their schedule allows.

**Patrick McDevitt, 213 Sykesville Road**, addressed Council regarding the Second Amendment Resolution. He said that he appreciates the watered-down version; however, this has been going on throughout the State and the Resolution that was submitted is seeking to negate State criminal laws governing who can own firearms and under what conditions. They are asking Council to ignore and not enforce State statutes. Mr. McDevitt believes that the Township needs more gun control, not more access to guns. He asked that more research be done prior to passing the Resolution as submitted. **Cncl. Miller** clarified that the Resolution that is moving forward for approval at this evening's Regular Council Meeting is simply stating that the Township supports the Constitution and the right to bear arms, it does not mention anything about the 2A Sanctuary.

**Patrick McDevitt, Sustainable Monroe and the Williamstown Bike Party**, addressed Council regarding the flashing lights that the County installed along the bike path. He said, after an evaluation cars did not stop for the flashing lights and a total of 36 cars drove by the flashing lights before someone stopped. Mr. McDevitt asked if there is a way to educate the public, both drivers and bike riders, on the flashing lights and the safety of those on the bike path. **Chief Dehart** will do some research on this and post it on their social media pages, along with placing the sign board at the bike path to help advise drivers. **Cncl. O'Reilly** noted, he has watched cars ignore the flashing lights at the crossing at Tuckahoe Road.

**Eric Henning, 124 Joanie Avenue**, addressed Mr. McDevitt's concerns with the Second Amendment Resolution. He said, he does not know of anyone that he has spoken with that believes this Resolution will give them the right to disobey the laws. The only goal is to let the Legislature know that the public believes the Second Amendment is just as important as all of the other amendments.

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**C.) PUBLIC PORTION (cont'd)**

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

**D.) NEW BUSINESS**

**Cncl. Pres. Marino** spoke regarding Resolution R:60-2020 authorizing the Township to solicit bids for the alterations and additions to the Cecil Fire Station, which is on this evening's Regular Council Meeting Agenda. He noted that the Cecil Fire Company Chief, Jim Solomon and the architect, Robbie Conley are present to address any questions Council may have. **Cncl. Pres. Marino** said this has been a long time in the making and he thanked Council for the Resolution.

**E.) OLD BUSINESS - None**

**F.) COMMITTEE REPORTS**

**Cncl. Falcone** spoke regarding the RENEW with Monroe Program. An event has been scheduled for Wednesday, March 11<sup>th</sup> at 7:00pm at the Pfeiffer Community Center for real estate agents, so that they may better understand the program. She asked everyone to please share the event's information and noted that it will also be advertised on social media to help spread the word.

**Cncl. Falcone** spoke regarding creating a Cannabis Ordinance, and after speaking with the Solicitor's office, it will require language regarding the 2% collectable portion from medical marijuana, which is the maximum that can be requested. **Mayor DiLucia** recommended not doing anything pertaining to an Ordinance yet, until he and the Cannabis Committee are able to meet with the prospective company to find out what they want to do and how much they are willing to commit. He believes, now is the time to make demands and if they are not aggregable to those demands, there will be no use moving forward. **Cncl. Falcone** noted that the Cannabis Committee will be meeting with the Chairman of the company and will report back.

**G.) QUESTIONS REGARDING RESOLUTIONS SCHEDULED - None**

**H.) QUESTIONS REGARDING ORDINANCES SCHEDULED**

**Cncl. Wolfe** spoke regarding Ordinance O:03-2020 which is scheduled for 2<sup>nd</sup> Reading at this evening's Regular Council Meeting. He clarified that in paragraph D.(1), it is reverting to the original language of "may" and paragraph D.(2) being amended to read "may constitute cause...." He discussed his concerns regarding the change in wording from may to

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**H.) QUESTIONS REGARDING ORDINANCES SCHEDULED (cont'd)**

shall. He would like to have the wording remain as "may" and not "shall", so decisions can be made by Council before a member is removed. **Cncl. Pres. Marino** polled Council and all were in favor of having the wording remain "may" instead of "shall". **Mayor DiLucia** said, by leaving the wording as "may" it remains discretionary and could be discriminatory. He discussed his concerns with having the language remain the same and it being discretionary. **Solicitor Trimble** explained, the purpose of this Ordinance being addressed was to ensure that the members of the Boards and Commissions are at a minimum attending 60% of the events and not just attending the meetings. The Mayor stated that he is opposed to any kind of law that says "may" or "consider", because they mean absolutely nothing in a contract. Solicitor Trimble asked for a motion to amend Ordinance O:03-2020, which he will read the amendments into the record during the Regular Council Meeting. **Cncl. Wolfe** made a motion to amend Ordinance O:03-2020 The motion was seconded by **Cncl. Vice-Pres. O'Reilly** and unanimously approved by all members of Council. Solicitor Trimble clarified that the amendment will leave the language as "may" and not "shall" in Section D.(1) and in the new Section D.(2). **Deputy Mayor, Joseph DiLolle** asked for clarification on who sends the letter to a member who has fallen behind in their attendance, should it be the Commission or the Municipal Clerk. **Cncl. Wolfe** said, in past practice, the Commission Secretary would send out a courtesy letter advising the member that they have fallen below the requirement and asked what their intentions are. He stated that once there is a motion made by Council to begin the removal process, the Clerk will issue the letter. Solicitor Trimble noted, under Section C.(2) in the Ordinance, when there is a motion for removal that is when the Clerk gets involved and sends a letter. He stated that the obligation of each Board and Commission is to send the meeting attendance records to the Clerk.

**I.) ADJOURNMENT**

With nothing further to discuss, **Cncl. Garbowski** made a motion to adjourn the Council Work Session of February 24, 2020. The motion was seconded by **Cncl. Falcone** and unanimously approved by all members of Council.

**Respectfully submitted,**

  
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**Aileen Chiselko, RMC**  
**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 February 24, 2020 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           asc            
Approved as corrected \_\_\_\_\_

Date           3/4/2020            
Date \_\_\_\_\_