

**MINUTES
COUNCIL MEETING
TOWNSHIP OF MONROE
APRIL 11, 2022**

A.) OPENING CEREMONIES

CALL TO ORDER

The Council Meeting of the Township of Monroe was called to order at 7 p.m. by **Cncl. Pres., Gregory Wolfe** in the Courtroom 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.

Cncl. Pres., Gregory Wolfe stated, the Clerk has placed a sign-in sheet in the rear of the meeting room. If anyone would like to address Council, please sign-in and raise your hand and you will be asked to come forward to the microphone. Kindly state your name and address for the record.

SALUTE TO THE FLAG

Cncl. Valcourt led the Assembly in the Pledge of Allegiance to Our Flag. **Cncl. Vice-Pres. Fox** offered the Invocation.

ROLL CALL

Cncl. Katherine Falcone	Present	
Cncl. Vice-Pres. Carolann Fox	Present	
Cncl. Ronald Garbowski	Present	
Cncl. Steven McKinney	Present	
Cncl. Patrick O'Reilly	Present	
Cncl. Chelsea Valcourt	Present	
Cncl. Pres. Gregory Wolfe	Present	
Mayor Richard DiLucia	Present	
Deputy Mayor, Joseph DiLolle	Present	
Solicitor, John Trimble	Present	
Business Administrator, Jill McCrea	Present	
Dir. of Code Enforcement, Joseph Broderick		Excused
Dir. of Community Affairs, Brandee Derieux	Present	
Dir. of Finance, Lorraine Boyer	Present	
Dir. of Parks & Recreation, Brent Salvadori	Present	
Dir. of Public Safety, Joseph Kurz	Present	
Dir. of Public Works, Nicholas Mercado	Present	
Dir. of Real Estate, Angelina Matese	Present	
Deputy Police Chief Gene Sulzbach	Present	(arrived @7:15pm)
Municipal Clerk, Aileen Chiselko	Present	

B.) MATTERS FOR DISCUSSION – None

C.) QUESTIONS REGARDING RESOLUTIONS SCHEDULED – None

D.) QUESTIONS REGARDING ORDINANCES SCHEDULED – None

E.) APPROVAL OF MINUTES

Cncl. Garbowski made a motion to approve the minutes as submitted of the Council Meeting of February 14, 2022 and Closed Executive Session of February 14, 2022. The motion

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E.) APPROVAL OF MINUTES (cont'd)

was seconded by **Cncl. Valcourt** and unanimously approved by all members of Council, with the exception of Cncl. McKinney, who Abstained.

F.) CORRESPONDENCE

- Carnival Permit – Our Lady of Peace Parish

Cncl. Garbowski made a motion to approve a Carnival Permit for **Our Lady of Peace Parish**. The motion was seconded by **Cncl. Valcourt** and unanimously approved by all members of Council.

G.) RESOLUTIONS

Cncl. Garbowski made a motion to open the public portion for Resolutions scheduled. The motion was seconded by **Cncl. Valcourt** and unanimously approved by all members of Council. With no one wishing to speak, **Cncl. Garbowski** made a motion to close the public portion for Resolutions scheduled. The motion was seconded by **Cncl. Vice-Pres. Fox** and unanimously approved by all members of Council.

Cncl. Garbowski made a motion to bracket for approval, by Consent Agenda, Resolutions R:105-2022 through R:115-2022. The motion was seconded by **Cncl. Vice-Pres. Fox** and unanimously approved by all members of Council.

CONSENT AGENDA RESOLUTIONS R:105-2022 THROUGH R:115-2022

R:105-2022 Resolution Approving the Bill List and Paid List for the Council Meeting of April 11, 2022

R:106-2022 Resolution of the Township Council of the Township of Monroe Authorizing the Acceptance of a Performance Guarantee in the Amount of \$516,462.60 for Hamilton Greene, Phase 7, Subdivision #1823 (Block 14401, Lots 1, 4, 5, 6, 7 & 11 and Block 14501, Lots 24, 24.01 & 25)

R:107-2022 Resolution of the Township Council of the Township of Monroe Authorizing the Acceptance of a Safety and Stabilization Guarantee in the Amount of \$13,259.64 for Hamilton Greene, Phase 7, Subdivision #1823 (Block 14401, Lots 1, 4, 5, 6, 7 & 11 and Block 14501, Lots 24, 24.01 & 25)

R:108-2022 Resolution of the Township Council of the Township of Monroe Authorizing the Acceptance of a Performance Guarantee in the Amount of \$230,965.32 for Hamilton Greene, Phase 8, Subdivision #1823 (Block 14401, Lots 1, 4, 5, 6, 7 & 11 and Block 14501, Lots 24, 24.01 & 25)

R:109-2022 Resolution of the Township Council of the Township of Monroe Authorizing the Acceptance of a Safety and Stabilization Guarantee in the Amount of \$7,311.78 for Hamilton Greene, Phase 8, Subdivision #1823 (Block 14401, Lots 1, 4, 5, 6, 7 & 11 and Block 14501, Lots 24, 24.01 & 25)

R:110-2022 Resolution of the Township Council of the Township of Monroe Authorizing the Mayor to Execute a Lease Agreement with Gerald A. Barrett for the Purposes of Farming for the Years 2022 to 2024

R:111-2022 Resolution of the Township Council of the Township of Monroe Authorizing the Mayor to Execute a Lease Agreement with Winslow Junction Produce for the Purposes of Farming for the Years 2022 to 2024

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G.) RESOLUTIONS (cont'd)

R:112-2022 Resolution of the Township of Monroe Authorizing the Mayor of the Township of Monroe to Enter into Developer's Agreement Between the Township of Monroe and Richard Schmidt Concerning Real Property Identified as Block 5601, Lot 22

R:113-2022 Resolution of the Township of Monroe Authorizing the Mayor to Sign the Application for Minor Subdivision of Block 3205, Lot 3

R:114-2022 Resolution Adjusting Township of Monroe Tax Records

R:115-2022 Resolution of the Township of Monroe Cancelling Tax Sale Certificate 12-00054 Relating to Block 3205, Lot 28 in the Township of Monroe, County of Gloucester and State of New Jersey

Cncl. Garbowski made a motion to approve Resolutions R:105-2022 through R:115-2022. The motion was seconded by **Cncl. Vice-Pres. Fox** and unanimously approved by all members of Council with the exception of **Cncl. Valcourt**, who abstained from voting on Resolution R:115-2022.

H.) ORDINANCES

Cncl. Garbowski made a motion to open the meeting to the public for the Ordinance listed on the agenda for Second Reading and Public Hearing. The motion was seconded by **Cncl. Vice-Pres. Fox** and unanimously approved by all members of Council. With no one wishing to speak on the Ordinance for Second Reading, **Cncl. Garbowski** made a motion to close the Public Hearing. The motion was seconded by **Cncl. Vice-Pres. Fox** and unanimously approved by all members of Council.

O:06-2022 Calendar Year 2022 Ordinance to Exceed the Municipal Budget Appropriation Limits and to Establish a Cap Bank

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

Cncl. Garbowski made a motion to approve Ordinance O:06-2022 for Second Reading and Public Hearing. The motion was seconded by **Cncl. Vice-Pres. Fox** and unanimously approved by all members of Council.

**ROLL CALL VOTE TO APPROVE ORDINANCE O:06-2022 FOR SECOND READING
AND PUBLIC HEARING –**

7 AYES (Falcone, Fox, Garbowski, McKinney, O'Reilly, Valcourt, Wolfe)

Tally: 7 Ayes, 0 Nay, 0 Abstain, 0 Absent. Ordinance **O:06-2022** was duly approved for Second Reading and Public Hearing.

O:07-2022 An Ordinance of the Township Council of the Township of Monroe to Amend Chapter 4 of the Code of the Township of Monroe, Entitled "Administrative Code"

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. Garbowski made a motion to approve Ordinance O:07-2022 for First Reading and Publication. The motion was seconded by **Cncl. O'Reilly** and unanimously approved by all members of Council.

O:08-2022 An Ordinance of the Township Council of the Township of Monroe Authorizing the Acceptance of Real Property Known and Designated as Tax Block 3205, Portion of Lot 3 on the Tax and Assessment Map of the Township of Monroe

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H.) ORDINANCES (cont'd)

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. Garbowski made a motion to approve Ordinance O:08-2022 for First Reading and Publication. The motion was seconded by **Cncl. Vice-Pres. Fox** and unanimously approved by all members of Council.

I.) NEW BUSINESS

Cncl. Pres. Wolfe spoke regarding the Community Gardens, noting that Sustainable Monroe, who previously ran the gardens, has recently dissolved their partnership with the Township. He asked if they will continue the work with the gardens. **Business Administrator, Jill McCrea** advised, the Township has received a letter from Sustainable Monroe stating they were discontinuing their partnership with the Township; however, they would like to continue working on the gardens. She noted, Council has to decide what is proper, since they will need to use Township property for the gardens. She explained that Sustainable Monroe is not officially a part of the Township's government, but in order for them to obtain certain state credits and points for their certifications, they need the Township's support. Ms. McCrea stated, Council will need to decide what needs to be done in order to protect the Township, with an outside entity using the Township grounds. **Cncl. Pres. Wolfe** advised that Council has recently adopted an Ordinance, which gives the Township the right to request from any entity who is working with the Township or on behalf of the Township, their financial records at any time. He asked if it will benefit the residents who would like to continue the garden, to create an advisory board and allow that board to oversee the gardens, to which Ms. McCrea stated she does not want to over complicate the matter. **Cncl. Falcone** suggested having the Environmental Protection Commission take over the Community Gardens, to which **Cncl. Pres. Wolfe** agreed. **Cncl. McKinney** said, the Environmental Protection Commission is currently looking for new members, noting this would be a good opportunity for the Commission to grow, to which Mrs. McCrea agreed. A discussion ensued regarding the running of the Community Gardens.

J.) UNFINISHED BUSINESS – None

K.) REPORTS AND OTHER MATTERS

Director of Parks & Recreation, Mr. Salvadori reported that the Easter Egg Hunt was held on Saturday, April 9th and it was a huge success. He thanked Drew, a Parks and Recreation employee, for making several bunny cutouts for the children to use for pictures during the event, Frank Kopa from the Braves Football Association for loaning their sound system for the event, **Cncl. Pres. Wolfe** for announcing the countdown to the egg hunt, the Williamstown Fire Department for providing the ladder truck and the entire Parks and Recreation Commission for all of their hard work. **Mr. Salvadori** spoke regarding the Music Festival that is scheduled for June 4th, noting the Commission is looking for sponsors to help fund the event. He invited all interested sponsors to visit the Parks and Recreation Commission's website at mtprnj.org for more information.

Director of Public Works, Mr. Mercado reported, at the Township's shredding event, they had 4.9 tons of shredded paper, making the event the Township's largest shredding event to date. **Mr. Mercado** advised that the recycling prices have dropped slightly over the past thirty (30) days. **Mrs. Boyer** spoke regarding the shredding event, complimenting the Public Works clerical staff, who did a great job helping during the event.

Police Chief Monahan advised that on Saturday, April 9th, there was a mock training event held at the Cross Keys Airport, which included multiple fire departments from across South Jersey, the Monroe Township Police Department, and the Office of Emergency Management. **Chief Monahan** noted, it was a great event and it is amazing when everyone

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

comes together, the work that is done. He thanked all of the volunteer firemen for their dedication and spending half of the day at the mock training.

Cncl. McKinney attended the 1st Annual Easter Egg Hunt for Specials Needs, noting it was a fantastic event. He also attended the Public Safety Meeting on April 7th.

Cncl. Vice-Pres. Fox attended the Township's shredding event, complementing everyone involved for a terrific job. The Municipal Alliance Commission held its first in-person meeting on April 4th. She noted, during the meeting's discussions, it was a real eye-opener to hear all of the situations that are happening in the schools, stating that the Commission and the community will need to come together to move forward with solutions. **Cncl. Vice-Pres. Fox** attended the annual Easter Egg Hunt on April 9th, which was a huge success. She thanked Community Affairs for the event.

L.) GENERAL PUBLIC DISCUSSION

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

Marlene McMahon, 173 Palomino Place thanked the Director of Community Affairs, Brandee Derieux for the St. Patrick's Luncheon. Mrs. McMahon stated her interest in what is going on within the schools and the Township, noting that she would like to attend the Municipal Alliance Commission meetings. **Cncl. Vice-Pres. Fox** advised, the Municipal Alliance Commission meetings are held on the first Monday of every month, beginning at 6:30pm at the public library. **Business Administrator, Jill McCre** asked about the situations happening at the schools, to which the **Director of Community Affairs, Brandee Derieux** stated that the schools are not documenting all of the violations, such as the fights that are occurring. **Cncl. McKinney** advised that Ms. Derieux check the facts before making any statements concerning the schools, as there is a lot of misinformation attacking the schools on social media, that are simply untrue. Mrs. McMahon spoke regarding the positions of Council President and Vice-President, asking how these positions are filled annually, to which **Cncl. Pres. Wolfe** advised there is a nomination process followed by a vote which occurs during the annual Reorganization Meeting.

Sherrie Kennedy, 375 Bryn Mawr Drive stated that she is the Chairperson for the Municipal Alliance Commission. She clarified that the Commission is not attacking the schools, the Commission provides education and drug awareness to the schools. They are currently working on a program dealing with mental health and will be reaching out to the schools' administrators to schedule a time to have two (2) programs come into the schools. Ms. Kennedy spoke regarding Parks and Recreation and how things are being blamed on COVID, asking if the events could have still been planned, knowing that COVID would not last forever. **Director of Parks and Recreation, Brent Salvadori** explained the scheduling process with the vendors and the monetary commitment on the township. **Cncl. Pres. Wolfe** explained, the vendors and the needed equipment rentals need to be scheduled in advance, noting the Music Festival will be held as normal this year; the Commission is simply looking for more sponsors.


Stu Gerstein, 116 Castlebay Drive addressed Council on behalf of the Williamstown Community Garden. **Cncl. Pres. Wolfe** explained that Council previously spoke on this matter earlier this evening and instead of creating a new board to oversee the gardens, Council is considering, possibly filling the vacant positions on the Environmental Protection Commission and having that Commission take over the garden. He suggested, if Mr. Gerstein is interested in serving on the Environmental Protection Commission, that he completes a Citizen Leadership Form.

With no one else wishing to speak, **Cncl. Garbowski** made a motion to close the General Public Discussion. The motion was seconded by **Cncl. Vice-Pres. Fox** and unanimously approved by all members of Council.

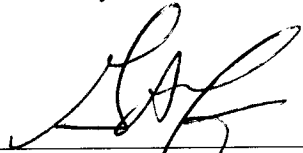
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M.) ADJOURNMENT

With nothing further to discuss, **Cncl. Garbowski** made a motion to adjourn the Council Meeting of April 11, 2022. The motion was seconded by **Cncl. Valcourt** and unanimously approved by all members of Council.



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 Council Meeting of April 11, 2022 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 5/9/2022
Date _____