

**MINUTES
COUNCIL MEETING
TOWNSHIP OF MONROE
MARCH 27, 2023**

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., Carolann Fox** 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., Carolann Fox 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. O'Reilly led the Assembly in the Pledge of Allegiance to Our Flag. **Cncl. Heverly** offered the Invocation.

ROLL CALL

Cncl. Denise Adams	Present	
Cncl. Ronald Garbowski	Present	
Cncl. Donald Heverly	Present	
Cncl. Steven McKinney	Present	
Cncl. Patrick O'Reilly	Present	
Cncl. Vice-Pres. Chelsea Valcourt	Present	
Cncl. Pres. Carolann Fox	Present	
Mayor Gregory A. Wolfe	Present	
Deputy Mayor, Joseph Kurz	Present	
Solicitor, Nicholas Sullivan	Present	
Business Administrator, James V. DeHart, III	Present	
Dir. of Code Enforcement, William Sebastian		Excused
Dir. of Community Affairs, Donna Park	Present	
Dir. of Community Development, Joseph Marino	Present	
Dir. of Finance, Lorraine Boyer	Present	
Dir. of Parks & Recreation, Brian Cope	Present	
Dir. of Public Safety, Jon Rumpf	Present	
Dir. of Public Works, Marvin Dilks	Present	
Dir. of Real Estate, Jennifer Pesotski	Present	
Police Chief Craig Monahan	Present	
Municipal Clerk, Aileen Chiselko	Present	

B.) PRESENTATIONS / PROCLAMATIONS

- Monroe Township Police Promotions – Swearing-in Ceremony

Chief Craig Monahan opened the swearing-in-ceremony by calling for the presentation of the Colors by the **Monroe Township FOP 125 Honor Guard**. Chief Monahan thanked the Mayor, Council, Administration and the Director of Public Safety, Mr. Rumpf for their continued support of the amazing Police Department. He expressed his gratitude to Mayor Wolfe for allowing this evening's promotion and for the recent new hires due to the retirements. He congratulated Captain Chris Tomasetto on his recent retirement after twenty-five (25) years of dedicated service to Monroe Township. He thanked the men and women of the Police Department for their adaptiveness and their continued dedication to their fellow officers

**MINUTES
COUNCIL MEETING
TOWNSHIP OF MONROE
MARCH 27, 2023**

B.) PRESENTATIONS / PROCLAMATIONS (cont'd)

and the residents of Monroe Township. He thanked the family and friends of the Officers being promoted this evening, noting they are the reason that the Officers are successful in their mission. Chief Monahan congratulated the Officers and wished them the best of luck in their new leadership roles.

Chief Monahan called forward **Lieutenant John McBride**. Lieutenant John McBride is being promoted to the rank of Captain. **Mayor Wolfe** administered the Oath of Office to Captain McBride, while his wife held the Bible and his family looked on.

Chief Monahan called forward **Sergeant Anthony Pease**. Sergeant Pease is being promoted to the rank of Lieutenant. **Mayor Wolfe** administered the Oath of Office to Lieutenant Pease, while his wife held the Bible and his family looked on.

Chief Monahan called forward **Patrolman Brian Reeve**. Patrolman Reeve is being promoted to the rank of Sergeant. **Mayor Wolfe** administered the Oath of Office to Sergeant Reeve, while his wife held the Bible and his family looked on.

Chief Monahan called for the Colors to be retired and a short recess took place to allow time for everyone in attendance to congratulate the newly promoted Officers.

- White Horse RV – 50 years in business

Mayor Wolfe and **Cncl. Pres. Fox** presented a Certificate of Recognition to Ed Hutchinson, the Owner of White Horse RV, in recognition of celebrating 50 years in business.

- Women's History Month

Mayor Wolfe presented a Certificate of Recognition to Cncl. Pres. Carolann Fox, Cncl. Vice-Pres. Chelsea Valcourt and Cncl. Denise Adams in recognition of Women's History Month 2023, and noting this is the first time in the history of the Council of the Township of Monroe, there are three (3) women currently serving on Council, with both the Council President and Council Vice-President positions being held by women.

C.) MATTERS FOR DISCUSSION – None

D.) QUESTIONS REGARDING RESOLUTIONS SCHEDULED

Cncl. McKinney spoke in reference to Resolution R:103-2023, regarding participation in a Shared Services Agreement with the County of Gloucester for Emergency Medical Services, asking if the reasoning behind the Resolution could be explained. **Business Administrator, Mr. DeHart** explained that Monroe Township is the last municipality-run EMS in the County, noting the EMTs do a fantastic job. After much research into the expenses of the services provided, a meeting was held with the County to review the options available. The Mayor and Administration feel that the County will be able to strategically place ambulances throughout Monroe Township to be able to reduce response times. In addition, because the Township is Civil Service, all of the EMTs will be transferred from Monroe EMS to Gloucester County EMS as a Civil Service transfer, noting no jobs will be lost. The EMTs will not only be offered a position with the County, but they will be transferred at their current salary and current title. Mr. DeHart noted, there are currently a few EMTs who already work with Gloucester County EMS, so they will not be able to obtain a new position with the County, but he has reached out to a private company who provides EMS services in the South Jersey area, and they have stated that they are more than happy to takeover these additional EMTs to provide them the extra hours they currently receive at Monroe Township. An additional benefit of transferring to County EMS for the EMT employees, is they will stay in the current pension system. Mr. DeHart stated, a lot of money has been spent on EMS and with this transfer, the Township will be able to save a substantial amount of money, approximately $\frac{3}{4}$ of a million dollars, at a minimum. He informed

**MINUTES
COUNCIL MEETING
TOWNSHIP OF MONROE
MARCH 27, 2023**

D.) QUESTIONS REGARDING RESOLUTIONS SCHEDULED (cont'd)

that the Township will be maintaining the current ambulance building. He commended the EMTs for the services they have provided. He noted, he knows this is not the news that the EMTs want to hear; however, it is the most responsible thing for the residents. **Mayor Wolfe** stated, this was not an easy decision, noting there was a lot of thought put into this decision, and for years the Township benefited from the volunteer EMS, which was eventually transferred to a paid service. The Township pays substantial taxes to the County, who provides this service, and it was not being utilized. The Mayor explained, the Township has two (2) ambulances on a shift, and if both ambulances are tied up on calls and another call comes in, it has to be transferred to another town, which slows down the response time. He said, the County has committed to strategically placing three (3) ambulances throughout the town, which will reduce the response times and provide more manpower, noting when response times are reduced, the bottom line is, more lives will be saved. Mayor Wolfe believes, with the reduced response times, additional ambulance and manpower combined with the money the Township will save, knowing that the current employees will have full-time employment at the County, transferring their pension time, sick time, salaries and positions, this was a logical decision for the Township. He noted, it was a tough decision, because he did not want to end something that was so good for so many years, but the time has unfortunately come. **Cncl. McKinney** asked if the EMTs have the decision to transfer to the County, will it be a contract or simply employment, to which Mr. DeHart explained, the position will remain a Civil Service position and is called an inter-governmental transfer. **Cncl. McKinney** expressed his concerns with ensuring that the Township advocates for the current EMTs to maintain their shifts in the town. **Mayor Wolfe** said, he did not receive the contracts that are before Council until Friday at approximately 5:00pm and he wanted to speak with the EMTs prior to it being presented at this evening's meeting, noting that is why the Resolution was added to the Agenda at the last hour. The Mayor stated, he will speak with the County to try and ensure that the EMTs remain working in the Township. **Cncl. McKinney** asked, since the County will be leasing the Township's equipment, will they be responsible for the maintenance, to which Mr. DeHart confirmed. **Cncl. McKinney** asked if conversations have been had with the fire departments that will be impacted, to which Mr. DeHart confirmed he has spoken with both Fire Chiefs. The Mayor noted, an additional benefit that is a savings to the taxpayers, although minimal, is currently the Township charges overtime for EMS to be at local sporting events and community events; the County does not charge for those services.

Cncl. McKinney spoke in reference to Resolution R:101-2023, regarding the acquisition of an easement by Octagon Towers, LLC, asking if the Township is collecting a lease for this property. **Business Administrator, Jim DeHart** confirmed, the Township is currently collecting \$1,900.00 a month on the property. **Cncl. O'Reilly** explained that the company who currently rents the area, would like to buyout the lease with a perpetual easement, which they are offering the Township more than the going multiples that are being offered. If the Township continues with the lease, it will take twenty-one (21) years to receive the payout that the company is offering the Township in this Resolution. **Mayor Wolfe** stated that since the Township has some equipment on the tower, the Administration also negotiated that the Township will be able to keep the equipment on the tower for the life of the tower at no expense.

Cncl. McKinney spoke in reference to Resolution R:102-2023, regarding HVAC and lighting upgrades, asking what the project is that is listed within the Resolution. **Business Administrator, Jim DeHart** explained, Council approved this a few years ago for the Police Department, noting the current grant's requirements will be changing by July 1st, possibly June 1st, to state that if the Township has solar, they will no longer be eligible, so it is necessary that the Township take advantage of the current requirements before the changes are put into place. He has spoken with the Superintendent of Public Works, who has walked with the HVAC representative to inspect the municipal buildings, and he confirmed that the Municipal Building needs upgrades. Mr. DeHart stated, this is funded 55% through the grant and 45% match to the Township, and it will upgrade the five (5) HVAC systems in the Municipal Building, along with all of the lighting that are not currently LED. **Cncl. O'Reilly** explained, during his first year serving on Council, the Township went through the New Jersey Direct Install, which allow upgrades to be made to Public Works and the Pfeiffer Community Center, noting the Municipal Building did not qualify, because the previous Administration used the "tax break" to replace an air conditioner on the roof. He stated, there was a 5-year moratorium on the greater and now the

**MINUTES
COUNCIL MEETING
TOWNSHIP OF MONROE
MARCH 27, 2023**

D.) QUESTIONS REGARDING RESOLUTIONS SCHEDULED (cont'd)

Administration is able to capitalize on the benefits for the Municipal Building, noting this is the last year for the Municipal Building to qualify and receive the upgrades for half of the cost.

E.) QUESTIONS REGARDING ORDINANCES SCHEDULED – None

F.) APPROVAL OF MINUTES

Cncl. Garbowski made a motion to approve the minutes as submitted of the Council Meeting of March 13, 2023. The motion was seconded by **Cncl. O'Reilly** and unanimously approved by all members of Council, except for **Cncl. Vice-Pres. Valcourt** and **Cncl. Pres. Fox**, who Abstained.

G.) CORRESPONDENCE – None

H.) RESOLUTIONS

Cncl. Garbowski made a motion to open the public portion for Resolutions scheduled. The motion was seconded by **Cncl. Vice-Pres. Valcourt** and unanimously approved by all members of Council.

Gregory Kalnas addressed the Mayor and Council to express his concerns with past and present decisions made regarding Monroe Township EMS.

Raymond Pascucci addressed the Mayor and Council to express his concerns with the potential hours offered by the new company regarding allowing him to supplement his time similar to Monroe EMS, to which Business Administrator, Jim DeHart explained.

Michelle Whitehurst questioned why the Monroe EMS was never provided the opportunity to increase or decrease the response times by housing the ambulances at various areas of the Township, to which Business Administrator, Jim DeHart stated it was not proposed by Monroe EMS, however, the response times was not the only piece to the larger picture.

Crystal Macklin stated that Monroe EMS has been working out of control for the last two (2) years, asking if they will be able to receive retro pay, to which **Mayor Wolfe** advised, any monies owed, will be paid. Ms. Macklin questioned the status of the contract negotiations, to which Mayor Wolfe advised, the Administration met with the EMS leadership one (1) week ago to begin discussions. Ms. Macklin expressed her concerns with the “senior” positions and what will occur when the transfer to County EMS is complete. **Business Administrator, Jim DeHart** stated, he will meet with the Human Resources Department and see what can be done regarding the “senior” positions and report back. He spoke regarding the contractual issues with the “senior” positions.

With no one else wishing to speak, **Cncl. Garbowski** made a motion to close the public portion for Resolutions scheduled. The motion was seconded by **Cncl. Adams** and unanimously approved by all members.

Cncl. Garbowski made a motion to bracket for approval, by Consent Agenda, Resolutions R:96-2023 through R:103-2023. The motion was seconded by **Cncl. Vice-Pres. Valcourt** and unanimously approved by all members of Council.

CONSENT AGENDA RESOLUTIONS R:96-2023 THROUGH R:103-2023

R:96-2023 Resolution Approving the Bill List and Paid List for the Council Meeting of March 27, 2023

**MINUTES
COUNCIL MEETING
TOWNSHIP OF MONROE
MARCH 27, 2023**

H.) RESOLUTIONS (cont'd)

R:97-2023 Resolution Adjusting Township of Monroe Tax Records

R:98-2023 Resolution of the Township Council of the Township of Monroe, County of Gloucester, to Execute a Grant Application on Behalf of the Municipal Alliance Program

R:99-2023 Resolution Authorizing the Township of Monroe to Enter into a Cooperative Pricing Agreement with the Association of Educational Purchasing Agencies (AEPA)

R:100-2023 A Resolution of the Monroe Township Council in Support of the Location and Operation of a Class 5 Cannabis Retail Facility by Kine Buds Monroe, LLC

R:101-2023 Resolution of the Township of Monroe Authorizing the Mayor to Enter into a Letter of Intent with Octagon Towers, LLC Regarding the Acquisition of an Easement within the Township of Monroe

R:102-2023 Resolution of the Township Council of the Township of Monroe Authorizing a Contract with Tri-State Light & Energy, Inc. for HVAC and Lighting Upgrades Under the Direct Install Program Sponsored by the New Jersey Board of Public Utilities Through the Office of Clean Energy

R:103-2023 A Resolution of the Township Council of the Township of Monroe Authorizing Participation in a Shared Services Agreement with the County of Gloucester for Emergency Medical Services, Lease of Certain Township of Monroe Vehicles, and Access to Certain Township of Monroe Firehouses

Cncl. Heverly made a motion to approve Resolutions R:96-2023 through R:103-2023. The motion was seconded by **Cncl. Vice-Pres. Valcourt** and unanimously approved by all members of Council, with the exception of **Cncl. McKinney**, who voted Nay on Resolution R:103-2023.

I.) ORDINANCES

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

O:07-2023 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"

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:07-2023 for Second Reading and Public Hearing. The motion was seconded by **Cncl. Vice-Pres. Valcourt** and unanimously approved by all members of Council.

**ROLL CALL VOTE TO APPROVE ORDINANCE O:07-2023 FOR SECOND READING
AND PUBLIC HEARING –**

7 AYES (Adams, Fox, Garbowski, Heverly, McKinney, O'Reilly, Valcourt)

Tally: 7 Ayes, 0 Nay, 0 Abstain, 0 Absent. Ordinance O:07-2023 was duly approved for Second Reading and Public Hearing.

**MINUTES
COUNCIL MEETING
TOWNSHIP OF MONROE
MARCH 27, 2023**

I.) ORDINANCES (cont'd)

O:08-2023 An Ordinance by the Township Council of the Township of Monroe Amending the Township Code of Ordinances to Repeal Chapter 144; to Adopt a New Chapter 144; to Adopt Flood Hazard Maps; to Designate a Floodplain Administrator; and providing for Severability and an Effective Date

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:08-2023 for Second Reading and Public Hearing. The motion was seconded by **Cncl. Vice-Pres. Valcourt** and unanimously approved by all members of Council.

**ROLL CALL VOTE TO APPROVE ORDINANCE O:08-2023 FOR SECOND READING
AND PUBLIC HEARING –**

7 AYES (Adams, Fox, Garbowski, Heverly, McKinney, O'Reilly, Valcourt)

Tally: 7 Ayes, 0 Nay, 0 Abstain, 0 Absent. Ordinance **O:08-2023** was duly approved for Second Reading and Public Hearing.

O:09-2023 An Ordinance of the Township Council of the Township of Monroe to Amend Chapter 141 of the Code of the Township of Monroe, Entitled "Fire Prevention"

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:09-2023 for Second Reading and Public Hearing. The motion was seconded by **Cncl. Vice-Pres. Valcourt** and unanimously approved by all members of Council.

**ROLL CALL VOTE TO APPROVE ORDINANCE O:09-2023 FOR SECOND READING
AND PUBLIC HEARING –**

7 AYES (Adams, Fox, Garbowski, Heverly, McKinney, O'Reilly, Valcourt)

Tally: 7 Ayes, 0 Nay, 0 Abstain, 0 Absent. Ordinance **O:09-2023** was duly approved for Second Reading and Public Hearing.

O:10-2023 An Ordinance of the Township Council of the Township of Monroe to Amend Chapter 162 of the Code of the Township of Monroe, Entitled "Housing Standards"

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:10-2023 for Second Reading and Public Hearing. The motion was seconded by **Cncl. Adams** and unanimously approved by all members of Council.

**ROLL CALL VOTE TO APPROVE ORDINANCE O:10-2023 FOR SECOND READING
AND PUBLIC HEARING –**

7 AYES (Adams, Fox, Garbowski, Heverly, McKinney, O'Reilly, Valcourt)

Tally: 7 Ayes, 0 Nay, 0 Abstain, 0 Absent. Ordinance **O:10-2023** was duly approved for Second Reading and Public Hearing.

O:11-2023 An Ordinance of the Township Council of the Township of Monroe to Amend Chapter 267 of the Code of the Township of Monroe, Entitled "Vehicles and Traffic" (\$267-45 Schedule XII: No-Passing Zones)

**MINUTES
COUNCIL MEETING
TOWNSHIP OF MONROE
MARCH 27, 2023**

I.) ORDINANCES (cont'd)

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

Cncl. Vice-Pres. Valcourt made a motion to approve Ordinance O:11-2023 for Second Reading and Public Hearing. The motion was seconded by **Cncl. Garbowski** and unanimously approved by all members of Council.

**ROLL CALL VOTE TO APPROVE ORDINANCE O:11-2023 FOR SECOND READING
AND PUBLIC HEARING –**

7 AYES (Adams, Fox, Garbowski, Heverly, McKinney, O'Reilly, Valcourt)

Tally: 7 Ayes, 0 Nay, 0 Abstain, 0 Absent. Ordinance **O:11-2023** was duly approved for Second Reading and Public Hearing.

O:12-2023 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"

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:12-2023 for Second Reading and Public Hearing. The motion was seconded by **Cncl. Vice-Pres. Valcourt** and unanimously approved by all members of Council.

**ROLL CALL VOTE TO APPROVE ORDINANCE O:12-2023 FOR SECOND READING
AND PUBLIC HEARING –**

7 AYES (Adams, Fox, Garbowski, Heverly, McKinney, O'Reilly, Valcourt)

Tally: 7 Ayes, 0 Nay, 0 Abstain, 0 Absent. Ordinance **O:12-2023** was duly approved for Second Reading and Public Hearing.

O:13-2023 An Ordinance of the Township Council of the Township of Monroe to Amend Chapter 4, Article XIA of the Code of the Township of Monroe, Entitled "Department of Parks and Recreation"

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:13-2023 for Second Reading and Public Hearing. The motion was seconded by **Cncl. Adams** and unanimously approved by all members of Council.

**ROLL CALL VOTE TO APPROVE ORDINANCE O:13-2023 FOR SECOND READING
AND PUBLIC HEARING –**

7 AYES (Adams, Fox, Garbowski, Heverly, McKinney, O'Reilly, Valcourt)

Tally: 7 Ayes, 0 Nay, 0 Abstain, 0 Absent. Ordinance **O:13-2023** was duly approved for Second Reading and Public Hearing.

O:14-2023 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:14-2023 for First Reading and Publication. The motion was seconded by **Cncl. Vice-Pres. Valcourt** and unanimously approved by all members of Council.

**MINUTES
COUNCIL MEETING
TOWNSHIP OF MONROE
MARCH 27, 2023**

I.) ORDINANCES (cont'd)

O:15-2023 An Ordinance of the Township Council of the Township of Monroe to Amend Chapter 262 of the Code of the Township of Monroe, Entitled "Towing"

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:15-2023 for First Reading and Publication. The motion was seconded by **Cncl. O'Reilly** and unanimously approved by all members of Council.

O:16-2023 An Ordinance Fixing the Salaries of Officers and Employees of the Township of Monroe, in the County of Gloucester, State of New Jersey

Business Administrator, Jim DeHart noted, in Section II of page 2, the Monroe Township Supervisors Association needs to be removed, as their titles are in the salary guide.

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:16-2023 for First Reading and Publication with the amendment stated. The motion was seconded by **Cncl. Adams** and unanimously approved by all members of Council.

J.) NEW BUSINESS – None

K.) UNFINISHED BUSINESS

Cncl. Garbowski questioned the status of Corkery Lane. **Business Administrator, Jim DeHart** explained, he spoke with Lt. Burton, who informed him that the Traffic Study has been completed and a time adjustment had been made. **Mayor Wolfe** stated that he believes the town should begin pushing to have this intersection addressed with the State and County.

Cncl. McKinney addressed the Mayor regarding a Citizen Leadership Form that he believes was submitted by Matt Rosenfeld for the Environmental Protection Commission, which is a Mayor's appointment, to which **Mayor Wolfe** stated, he does not have any board/commission appointments to make this evening.

L.) REPORTS AND OTHER MATTERS

Mayor Wolfe attended the Gloucester County Mayors' Dinner on February 28th. On March 3rd, he attended the job fair held at the Williamstown High School, which included local labor unions and 200+ students who attended and had the opportunity to learn about various trades and careers. He commended Cncl. Heverly for organizing the event for the students of the school district. On March 8th, Township employees wore the color green to support kidney health awareness. On March 13th, he and the Business Administrator met with some scouts who are converting over to the Boy Scouts of America, and part of that conversion was to interview government officials, noting it was a great pleasure to meet with the young men and discuss a variety of topics, wishing them the best as they enter the next chapter. The Mayor stated, over the past few weeks, the Administration, members of Council, the Economic Development Commission Chairman, Business Administrator, Deputy Mayor, Director of Community Development have met with 20+ businesses and developers who want to bring business into the town. He noted, there is a new process in place, and he is hopeful that it is beneficial in attracting even more new business for the town. The processes are being streamlined, striving to help the businesses not only come to town, but also to keep the current businesses to stay in town. Mayor Wolfe mentioned, he has officiated over five (5) weddings in the past two (2) weeks, noting the monies collected for officiating all have been donated to the town's local

**MINUTES
COUNCIL MEETING
TOWNSHIP OF MONROE
MARCH 27, 2023**

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

charities, such as Finn's Friends, an autism charity, Project Graduation, and some of the local youth sports organizations. Prior to this evening's Council Meeting, he met with members of the Williamstown Fire Co. Firehouse Committee and with members of the fire department, to discuss the firehouse project, the status of the project, and ways to proceed forward at this point, because as everyone is aware, the estimates came in at approximately \$16 million. He stated, the project has been looming for quite some time and had many setbacks; however, he is looking to move the project forward to ensure that the volunteer firefighters have the proper facilities to do what they do, as they are instrumental in keeping the budget down, because they are all volunteers. **Mayor Wolfe** said, typically a Mayor will set a goal of 100 days and report on what accomplishments have been made during those first 100 days, noting, he is on day 85 since taking office. He reported on some of the significant items he and the Administration have accomplished in their first 85 days in office. They have quickly developed the process for businesses to ensure the town is more welcoming and business-friendly by creating a committee, which includes Administration, Council Members, Planning Department, Zoning Department, Community Development Director, and the Economic Development Committee Chairperson. The committee holds introductory meetings with the businesses and developers approaching the town to help streamline the process and answer any questions the businesses and developers may have, noting, so far, he has received nothing but great compliments with regard to the meetings and the new process. The Mayor reported, they have immediately identified several areas where they were able to cut costs and wasteful spending, such as unused cell phones, public payphones, and are currently upgrading the in-house phone system, which will ultimately provide an approximate savings of \$187,000.00 over the next five (5) years. The in-house I.T. Department has been completely consolidated down to an I.T. management company, all of the systems have been completely upgraded and are running much more smoothly and efficiently, providing more security with regard to the internet security. He stated that some of the Resolutions that were passed earlier this evening will allow the town to enter into contracts for several different items. The negotiation of the sale of a cell tower for \$475,000.00, which will be able to be used in next year's budget, equates to the lease of approximately twenty-one (21) years to recover that money, so they felt it was in the best interest of the Township to sell the tower now and reap those benefits; they were also able to negotiate that the Township will be able to keep their equipment on the tower, for the life of the tower, and free of charge. Another Resolution, which was passed this evening, allows for the upgrades of the heating, air conditioning and lighting of the Municipal Building, which the Township will be receiving a grant for 55% of those costs. Mayor Wolfe spoke regarding Resolution R:103-2023, which authorizes him to enter into a Shared Services Agreement with the Gloucester County Emergency Medical Services, stating this was a very difficult, but also an easy decision. He explained that no one wants to be the person to end something that has been so great for so many years in the Township, noting the Monroe EMS volunteers provided the Township with an invaluable service for so many years, but as volunteerism has declined over the years, it made it more difficult to cover EMS 24/7. During the previous Administration, the volunteer program was dissolved and the Township elected to go to full-time EMS 24/7, and it was told that the town was not losing that much money; however, after some research, he found that the actual cost of the EMS, cost the Township a little over \$1 million in 2022 alone. He stated, the Township pays County taxes and they provide an EMS service that was not being utilized. The Administration met with the County to discuss the County's EMS program and it was decided that the Township should utilize the County EMS system at no additional charge to the Township, as they are already paid in the taxes. He noted, by completely dissolving the Township's EMS, the Township will no longer have to pay-out approximately \$1 million in losses each year, which will be a huge savings to the taxpayers and the employees will also be protected, as they will all be offered positions at the County EMS, ensuing no one will lose their jobs, their positions, their salary or pension. County EMS has committed to employing three (3) EMS units on the schedule, strategically placed throughout the Township, which will reduce the EMS response time and ultimately saving more lives in the Township. Mayor Wolfe stated, the new Administration has created ways to reduce over \$1.25 million in spending, and also with the sale of the cell tower, the Township's revenue has been increased by \$475,000.00, noting all of these savings have happened in his first eighty-five (85) days in office. He noted, they will continue to work hard, continue to identify other cost-savings measures and ways to increase the revenues. The Business Administrator and the Chief Financial Officer have begun the budget process, meeting with the Department Heads, preparing the budget, with the hopes that they can find ways to

**MINUTES
COUNCIL MEETING
TOWNSHIP OF MONROE
MARCH 27, 2023**

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

protect the taxpayers and ensure they deliver a responsible budget. The Mayor noted, unfortunately, all of the cost-cutting measures have taken place, the spending is being reduced and some revenues are being increased; however, there are some real areas of concerns. The health insurance costs have risen 23%, which equals an increase of approximately \$750,000.00. The Administration was left with some contracts that were negotiated before they took office and some of those contracts have substantial pay increases, which they are obligated to pay and find the funding for, some in excess of over \$1 million. He noted, the buildings are rapidly deteriorating and are in desperate need of repairs. **Mayor Wolfe** stated, as excited as he is with the newly-found savings and revenue, they have already been absorbed by the rising costs. He congratulated the police officers and the families of the officers who were promoted this evening, the three (3) Councilwomen, and all women during Women's History Month.

Deputy Mayor Kurz attended the job fair at Williamstown High School on March 3rd, which was a fantastic event for the students. On March 23rd, he attended the Planning Board Meeting, since the Mayor was unable to attend. He commended the Planning Board for approving another ratable for the township. Deputy Mayor Kurz congratulated the officers who were promoted this evening.

Business Administrator, Mr. DeHart commended all of the Directors for completing the online Anti-Harassment training program. He reported that the Council is 100% compliant for the NIMS requirement. Mr. DeHart stated, he has received a report from Green Acres regarding their Tri-Annual Inspection of all of the township parks. There are issues at each of the parks, so he will be working with the Superintendent of Public Works to address the issues.

Director of Community Affairs, Mrs. Park reported, the Arts and Crafts Festival, which took place on Sunday, March 26th, was a great event that took a lot of planning and it was nice to see so many residents out enjoying the event. The Annual Easter Egg Hunt will take place on April 1st, noting that Community Affairs is partnering with the Parks and Recreation Commission to host the event. The Easter Egg Hunt is open to children up to 12 years of age, separated into age groups, beginning promptly at 12:00pm. They will be offering a special needs area this year, which will begin at 11:00am. At the event, there will be Easter Bunny photo opportunities, games, prizes, face painting, and specially-marked eggs that will hold special prizes. The 2nd Annual Autism Awareness Event will take place on April 22nd from 11:00am to 2:00pm at the Pfeiffer Community Center. This event is run and sponsored by Community Affairs and Finn's Friends and will include music, games, face painting, photo center, snacks, informational tables, sensory tables and more. Mrs. Parks reported that the Pfeiffer Community Center is still under renovation and she is looking forward to its completion, so they can have the seniors back under the Pfeiffer roof.

Director of Community Development, Mr. Marino spoke regarding the March 23rd Planning Board Meeting. He explained, the new ratable approved is a vacant piece of ground that has been purchased by the developer, for a 64,000 square foot, 3-story building for self-storage with one (1) office and one (1) employee. The developer asked for a waiver for the signage, noting they will not be having any on-site trash cans that they would need from the township, as it will all be private, which will provide no additional expense to the township. He stated, it is a good business to bring into the town; it fits the zone and is located in an area of redevelopment. Mr. Marino noted the benefits of having members serve on the Planning Board from various backgrounds who are able to offer suggestions to new developers.

Director of Finance, Ms. Boyer congratulated all of the police officers who were promoted this evening.

Director of Public Safety, Mr. Rumpf congratulated the three (3) police officers who received promotions this evening. He congratulated Officer Chris Tomasetto on his retirement, wishing him well. Mr. Rumpf reported that the Police Department is down fifty-three (53) calls from January to February; however, they still handled 4,700 calls by the end of February. The calls for the Monroe EMS were increased for a total of 900 calls, with 467 calls in February. The calls for the Williamstown Fire Department were down six (6) calls, but still handled forty-

**MINUTES
COUNCIL MEETING
TOWNSHIP OF MONROE
MARCH 27, 2023**

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

two (42) calls in February. The calls for the Cecil Fire Department were up in number with four (4) additional calls than in January, for a total of sixteen (16) calls in February.

Director of Public Works, Mr. Dilks reported that the spring leaf collection will begin Monday, April 3rd and the schedules have been posted on the Township website and Facebook page.

Cncl. Adams congratulated the police officers who were honored tonight, thanking them for their service. On March 6th, she attended the Municipal Alliance Meeting, where she shared with the Committee that Cncl. Valcourt had requested that the township not charge the Township Boards and Commissions for tables at town-sponsored events. The Municipal Alliance Commission commended Cncl. Valcourt for her time serving on Council and the work she is performing. The Commission has requested that the content pertaining to their Commission be updated on the Township's website, noting they will be preparing the new content to be used. On March 31st, several of the Municipal Alliance members attended a presentation on teen mental health struggles, presented by the County and the Governor's Office. Cncl. Adams attended the Economic Development Commission Meeting on March 20th, where they are continuing to work with the Mayor's Office, Business Administrator and other offices to streamline the process to bring new businesses to town and also retain the current businesses. She congratulated Director of Community Affairs, Mrs. Park, and the Community Affairs Department for the Arts and Crafts Festival, which was a great event. Cncl. Adams thanked Council, Board of Health, and Business Administrator, Mr. DeHart for all of their support in getting the TNVR Ordinance implemented to address a particular and very difficult situation. She thanked the non-profit organization, Pet Savers, who stepped up and intervened with the situation, saving the taxpayers thousands of dollars, in addition to using their own money, which they had fundraised approximately \$1,800.00 to rectify the situation. Cncl. Adams reported, based on the most recent email received from the neighbor, who was the complainant, that the number of cats in the situation has been significantly reduced, proving that the TNVR program does work. Pet Savers is conducting their annual shoe drive; a bin has been placed outside of the Monroe Township Public Library for the collection. Cncl. Adams asked that everyone please consider donating to this non-profit or consider donating to one of the town's other local charities, if possible.

Cncl. Garbowski congratulated all of the police officers for their promotions and retirement. On March 15th, he attended the Library Board Meeting. The Friends of the Library will be holding their book sale on Saturday, April 15th from 10:00am to 2:30pm, where all sales will benefit the free public library. On April 20th, from 1:00pm to 6:00pm, the American Red Cross will be holding their Blood Drive at the Monroe Township Public Library. Cncl. Garbowski noted, there are many events taking place at the library and invited everyone to visit their website for more information.

Cncl. Heverly thanked the Board of Education, Superintendent, High School Administrators and Guidance Counselors for the Building Trades Fair Day that took place on March 3rd at Williamstown High School, noting it was a fantastic event, and from the feedback received, it will become an annual event for the students. The annual Easter Egg Hunt will be held on April 1st, beginning promptly at 12:00pm.

Cncl. McKinney attended the Environmental Protection Commission Meeting on March 20th. He stated that he learned that the gentleman he spoke of earlier had informed the Clerk's Office that he is no longer interested in serving on the Commission. The Commission is preparing to host a table at the Music Festival, where they typically give out plants and other giveaways to the public. He reported that the Commission is discussing planting flowers and plants in some of the drainage basins to promote pollination.

Cncl. Vice-Pres. Valcourt congratulated the police officers on their well-deserved promotions. She encouraged the residents, if they are interested in getting involved in the community, to complete a Citizen Leadership Form.

**MINUTES
COUNCIL MEETING
TOWNSHIP OF MONROE
MARCH 27, 2023**

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

Cncl. Pres., Mrs. Fox reported, beginning on April 3rd, the 2023 Spring Leaf Collection will begin. All information and schedules are posted on the Township's website. She attended the Arts and Crafts Festival on Sunday, March 26th, thanking everyone that was involved with the event. She attended the Seniors Commission Meeting. They are working on scheduling a lot of trips for the year. Cncl. Pres. Fox congratulated all of the police officers for their promotions. She thanked Director of Community Development, Mr. Marino and Deputy Mayor Kurz for the Planning Board updates. Cncl. Pres. Fox thanked Mayor Wolfe and everyone involved with the Women's History Month Proclamation.

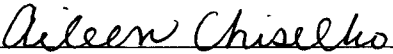
M.) GENERAL PUBLIC DISCUSSION


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

N.) ADJOURNMENT


With nothing further to discuss, **Cncl. Garbowski** made a motion to adjourn the Council Meeting of March 27, 2023. The motion was seconded by **Cncl. Heverly** and unanimously approved by all members of Council.

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 Council Meeting of March 27, 2023, 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 4/11/2023
Date _____