

BOROUGH OF BERLIN
COUNCIL MEETING MINUTES
THURSDAY, AUGUST 17, 2017
MUNICIPAL BUILDING
59 SOUTH WHITE HORSE PIKE
BERLIN, NJ 08009
7:00 P.M.

MEETING CALLED TO ORDER

FLAG SALUTE

SUNSHINE NOTICE: Adequate notice of this meeting has been given in accordance with the Open Public Meeting Act, Pursuant to Public Law 1975, Chapter 231. Said notice has been advertised in the Courier Post and posted on the Borough Hall Bulletin Board showing the date, place and time of said meeting.

ROLL CALL: Mayor Jim Bilella (phone attendance), Council President Jim Pearce, Council Members Miller, Badolato, Rocco, Buchanan, & MacDonnell.

ABSENT: Councilman Badolato

PRESENT ALSO: Solicitor Daniel Long, Municipal Clerk Lois J. Sahina and Chief Financial Officer Michael T. Kwasizur

SPECIAL PRESENTATION BY THE BERLIN ROTARY TO K-9 OFFICER RADKO

Past president of the Berlin Rotary, Carl Maloney, presented the bullet proof vest to our K-9 Officer Radko. Chief Miller thanked the Berlin Rotary, Council and residents for their support.

SPECIAL PRESENTATION- NATIONAL NIGHT OUT PIE CONTEST

- Chief Miller thanked the residents who participated in National Night Out. Many block parties participated throughout the community. We were trying to go back to the roots of what National Night Out should be, block parties and an opportunity to get to know your neighbors. Chief Miller also thanked Patrolman Wolf for organizing this event and his idea of adding a Pie Baking Contest to this event. Chief Miller introduced Patrolman Wolf so he could present the winner of the Pie Baking Contest.

-Officer Wolf and the Chief received lots of positive feedback about this year's National Night Out. For the first time, we sponsored a pie contest. We had 18 pies entered. There were four judges who judged on best tasting, best looking and best overall. There were many honorable mentions and tough contenders, but the final winner was Carmella Merlino with her Peanut Butter Pie. Carmella was presented with a best pie certificate, a \$50.00 gift certificate from Pasta Vino, donated by Lou Lamberti and her name will go on the Pie trophy as winner of 2017.

-Councilman Rocco extended his thanks and appreciation to Officer Wolf and all those who participated in this community event.

APPROVAL OF MINUTES

7/13/2017 - Council Meeting Minutes

Motion to approve: Councilman Buchanan

Sec.: Councilman Rocco

RCV: All present were in favor

DEPARTMENT HEAD REPORTS FOR THE MONTH OF JULY 2017

Permit fees	\$ 7,161.00
Zoning fees	\$ 225.00
Re-sale inspection fees	\$ 1,750.00
Rental Inspections	\$ 4,200.00
Tax collector's report	\$ 155,739.55
Utility report	\$ 106,440.72
Clerks report	\$ 5,435.00
Animal report	\$ 13.50
Court Administrator	\$ 27,517.92

Motion to approve; Councilman Buchanan

Sec.; Councilman MacDonnell

RCV; All present were in favor

COUNCIL REPORTS:

• MAYOR, Jim Bilella

-I would like to thank the Berlin Rotary for the donation of the bullet proof vest to our K-9 Officer Radko. I would also like to thank the Berlin Police Department and all the residents who made this year's "National Night Out" a wonderful success.

-On September 9, 2017, @ 6:00 pm, Lavender Koi Yoga Studio, located next to the Berlin Brewery, will be having their grand opening. This is a great opportunity to meet the instructors and enjoy free classes throughout the grand opening weekend.

-I had a meeting with the bank that owns the K-Mart Shopping Center. This property will be going up for sheriff's sale on August 30, 2017. This is a great redevelopment opportunity. They have meet with several developers who may be interested in this property. They would like to see this property sell quickly.

-On October 21, 2017, the Greater Berlin Business Association of Berlin will be sponsoring the annual Fall Fest on Broad Street from 10-4.

-We are also currently looking into taking advantage of the "Free Energy Audit Program". This program is sponsored by the Board of Public Utilities. I met with the head of the DEP and they explained how it can help our infrastructure. They also explained how to get this process started, how we can capitalize on this resource and what improvements it will make to the borough. We are hoping to get this started within the next month.

• BUILDINGS & GROUNDS, Chairman Len Badolato

No report was given

• STREETS & ROADS, Chairman Dan MacDonnell

-The sidewalk project on Clementon Road is half way complete. The projected finish date is within the next 2-3 weeks. The intersection of Franklin Ave and Clementon Road is completed so there will be no major traffic issues during the start of the new school year.

-The Tansboro Road Camden County project is also almost complete.

-The 2017 Road Program went out to bid this past week. The lowest most reasonable bidder was South State Inc.

• WATER & SEWER, Chairman Ron Rocco

-The water & sewer statistics for July 2016 vs. July 2017 were read. These statistics included water & sewer income and water and sewer connections.

- There were no water quality complaints for July 2017.

- Upgrading of plant two was completed. All pumps and nine pump stations were maintained including Well 15.
- There were 96 utility mark out requests completed.
- Tonight, a resolution is on the agenda to introduce on replacing the water main on Harrison Ave. in West Berlin. It went out to bid and we had seven bidders. The lowest bid was for \$110,000.00. The work is to begin in August to be completed in December 2017.
- The sewer project will begin on August 22 to be completed in September. This project will replace 920 feet of sewer line.
- We will also be going out to bid for the sewer video machine. We hope to purchase this within the next few months. This system will save the Borough \$15,000.00 per survey. This can also be considered as a shared service.

• **HEALTH & RECREATION, Chairman Mike Buchanan**

- Camp- Long- A- Coming came to close at the beginning of this month. I would like to thank director Erin Maloney and her staff. We had a record breaking number of campers this year. The local Community Center is used for this six- week program. The added vending machine were also a great hit.
- I am working with the engineers and the electricians on the bidding process for the path lighting near the Community Center. We are looking to go out to bid on this project in the near future. I am also working with the Soccer Club on the 2017 County Grant to install lights on the soccer field parking lot area.

• **PUBLIC SAFETY, Chairman Jim Pearce**

- Going forward, Chief Miller will be submitting a monthly performance report of K-9 Officer, Radko.
- The Chief has applied for the NJ State body armor replacement grant.
- Our “National Night Out” event was a huge success. We would like to expand next year. Many thanks go out to Officer Wolf and all residents who took part in our community wide block parties.
- The Police Statistics for July 2017 included:
 - 1318 calls
 - 119 investigation reports
 - 12 drug arrests
 - 51 adult arrests
 - 1 juvenile arrest
 - 14 warrants arrests
 - 2 DWI arrests
 - 32 accidents
 - 382 citations issued
- The “No Need to Speed Campaign” areas for the months of August to September will focus on Franklin Ave, Constitution Blvd. (to the end of the street parking lot area) and Clementon Road. These streets will be coordinated with the start of school and the main corridors leading to the Berlin Community School.
- Fire Department Update:
 - 59 incidents
 - 446 total calls YTD

• **FINANCE, Chairman Rick Miller**

- September 16, 2017 there will be a town wide yard sale. We are looking to pass a resolution tonight to waive the Boroughs \$3.00-yard sale permit fee. We hope that our residents make a \$5.00 donation to the Celebration Committee sponsor to provide advertising and a map of participating residents locations.
- Tuesday night, August 15, 2017, the County gave our fire department permission to practice using their chain saws by clearing some of the trails in the park.

-The County just awarded us a redesigning plan of the paths in the park. This will make it much easier to walk on the trails.

-Thank you to our CFO for setting up our “Constant Contact System”. This is an email sign up that residents can subscribe to on our website. Residents can be updated on borough information every two weeks or once a month. If you chose to unsubscribe, this is always an option.

- **SOLICITOR, Daniel Long**

- No report was given

- **CHIEF FINANCIAL OFFICER, Michael T. Kwasizur**

-“Constant Contact” is very easy to sign up for. All you need is your first name and email address. It is a great way to get updates from the Borough.

READING ORDINANCE

2ND READING ORDINANCES

ORDINANCE 2017-10

ORDINANCE AUTHORIZING THE ACQUISITION OF CERTAIN REAL PROPERTY IN AND FOR THE BOROUGH OF BERLIN, COUNTY OF CAMDEN, NEW JERSEY; APPROPRIATING THE SUM OF \$2,000,000 THEREFOR; AUTHORIZING THE ISSUANCE OF GENERAL OBLIGATION BONDS OR BOND ANTICIPATION NOTES OF THE BOROUGH OF BERLIN, COUNTY OF CAMDEN, NEW JERSEY, IN THE AGGREGATE PRINCIPAL AMOUNT OF UP TO \$1,900,000; MAKING CERTAIN COVENANTS; AND AUTHORIZING CERTAIN RELATED ACTIONS IN CONNECTION WITH THE FOREGOING.

PRIVILEGE OF THE FLOOR: No one spoke

Motion to Adopt: Councilman MacDonnell

Sec.: Councilman Buchanan

RCV: All present were in favor

READING RESOLUTIONS R08-01; 2017 THROUGH R0-08-15; 2017

MEETING OPEN TO THE PUBLIC ON RESOLUTIONS R08-01; 2017 THROUGH R08-15; 2017 – No one spoke

MEETING CLOSED TO THE PUBLIC

RESOLUTION R8-01; 2017

RESOLUTION OF THE BOROUGH OF BERLIN, COUNTY OF CAMDEN, STATE OF NEW JERSEY, AUTHORIZING THE CANCELLATION OF TAXES IN AMOUNT OF \$7,758.00 FOR BLOCK 2206 LOT 27 DUE TO THE APPROVAL OF A TOTALLY DISABLED VETERAN.

RESOLUTION R8-02; 2017

RESOLUTION OF THE BOROUGH OF BERLIN, COUNTY OF CAMDEN, STATE OF NEW JERSEY, AUTHORIZING THE DUE DATE FOR TAX BILLS TO BE EXTENDED TO AUGUST 25, 2017.

RESOLUTION R08-03; 2017

RESOLUTION OF THE BOROUGH OF BERLIN, COUNTY OF CAMDEN, STATE OF NEW JERSEY, AUTHORIZING THE CANCELLATION OF TAXES IN AMOUNT OF \$5,228.32 FOR BLOCK 203 LOT 8 DUE TO THE APPROVAL OF A TOTALLY DISABLED VETERAN.

RESOLUTION R8-04; 2017

RESOLUTION OF THE BOROUGH OF BERLIN, COUNTY OF CAMDEN, STATE OF NEW JERSEY, AUTHORIZING THE CANCELLATION OF WATER CHARGES IN THE AMOUNT OF \$60.00 FOR BLOCK 2100 LOT 10.02 DUE TO VACANCY.

RESOLUTION R08-05; 2017

RESOLUTION TO AUTHORIZE THE SUBMITTAL OF A COUNTY OPEN SPACE PROGRAM APPLICATION TO THE COUNTY OF CAMDEN AND ALL DOCUMENTS ASSOCIATED THEREWITH

RESOLUTION R08-06; 2017

RESOLUTION TO AUTHORIZE THE SUBMITTAL OF A GREEN ACRES PROGRAM APPLICATION TO THE NJDEP AND ALL DOCUMENTS ASSOCIATED THEREWITH

RESOLUTION R8-07; 2017

RESOLUTION TO AUTHORIZE THE BOROUGH OF BERLIN TO AUCTION SURPLUS & UNUSED PROPERTY ON GOVDEALS

RESOLUTION R8-08; 2017

RESOLUTION ADOPTING 3-YEAR CDBG COOPERATION AGREEMENT WITH THE COUNTY OF CAMDEN

RESOLUTION R8-09; 2017

A RESOLUTION AUTHORIZING THE REFUND OF REGISTRATION FEES FOR CAMP-LONG- A- COMING TO JESSICA DURNEY IN THE AMOUNT OF \$75.00

RESOLUTION R8-10; 2017

A RESOLUTION AUTHORIZING THE REFUND OF BOROUGH BINGO FEES FOR CHURCH OF GOOD SHEPHERD TO GAIL G. CECCHINE IN THE AMOUNT OF \$80.00

RESOLUTION R8-11; 2017

A RESOLUTION AWARDDING THE 2017 BERLIN BOROUGH ROADWAY IMPROVEMENT PROJECT BID TO THE LOWEST MOST RESPONSIBLE BIDDER BEING SOUTH STATE INC. GENERAL CONTRACTORS WHO IS LOCATED IN BRIDGETON, NJ WHO SUBMITTED THE LOWEST MOST RESPONSIBLE BID PROPOSAL AMOUNT

RESOLUTION R08-12; 2017

A RESOLUTION AWARDDING THE GROVE AVENUE WATER MAIN INSTALLATION BID TO THE LOWEST MOST RESPONSIBLE BIDDER BEING COASTLINE CONSTRUCTION LLC. WHO IS LOCATED IN MEDFORD, NJ WHO SUBMITTED THE LOWEST MOST RESPONSIBLE BID PROPOSAL AMOUNT

RESOLUTION R8-13; 2017

A RESOLUTION FOR APPROVAL FROM BOROUGH COUNCIL TO WAIVE THE \$3.00 YARD SALE PERMIT FEE TO ALL BERLIN RESIDENTS FOR SATURDAY, SEPTEMBER 16, 2017 DUE TO A COMMUNITY YARD SALE SPONSORED BY THE CELEBRATION COMMITTEE OF BERLIN BOROUGH

RESOLUTION R8-14; 2017

APPROVAL FROM BOROUGH COUNCIL TO WAIVE TEMPORARY MERCANTILE LICENSES FOR THE FALL FEST ON OCTOBER 21, 2017 FOR VENDORS WHO PARTICIPATE IN THE GREATER BERLIN BUSINESS ASSOCIATION

RESOLUTION R8-15; 2017

APPROVAL FROM BOROUGH COUNCIL TO AUTHORIZE OUR BOROUGH ENGINEER TO DEVELOP A PARKING LOT SAFETY ZONE STRIPING PLAN FOR THE BERLIN BOROUGH FIRE COMPANY #1

Motion to approve Resolutions R08-01 through R08-15; 2017

Sec.: Councilman Miller

RCV: Councilman Buchanan

ABSTAIN: Councilman MacDonnell on Resolution R8-11; 2017 only

• PRIVILEGE OF THE FLOOR

Joyce & Paul Canfield

565 Kettle Run

Medford, NJ 08053

- We purchased our house at 15 Haines Ave. in 1988. We are currently not residing in the house, but it is being rented to a relative. It is located next to the West Berlin Bus Company, which when we purchased this house, this area was zoned R2. To our knowledge, the Zoning has not been changed to commercial use. We have been coming to Council meeting for over twenty years trying to get help. Some issues have been addressed in the past, but only for a temporary period of time. Here are just a few things of our concern:

- The use of a flatbed truck being used as storage
- Vehicles leaking oil
- Untagged vehicles on property
- Sand in their lot runs into the storm sewer
- Vehicles are left idling
- A 6ft. barb wire fence was installed 6 inches off of their property line
- Full size buses are being parked in this lot
- They are slowly encroaching onto our property.
- We are concerned that our property value will go down in value if we decide to sell.

- Mayor Bilella - I have contacted the Bus Company to set up a meeting to discuss these concerns. I am very aware of these problems and will personally address the zoning, buffering issues and work with them as residents, along with the business owners to try and resolve these matters. Could you please leave your contact information? Their information was left with Councilman MacDonnell who is on the planning board.

Bill Bansch
79 New Freedom Road
Berlin, NJ 08009

- There is a problem with a property maintenance code enforcement issue on South Franklin Avenue. There are three broken sidewalk pads which are now considered a safety issue for the children who have to use this sidewalk to walk to school. I have issued this property owner 11 summons. This has been going on for over a year. To date, nothing has been fixed. Can this area be addressed and fixed by the current contractor that is currently fixing the sidewalks on Clementon Road? Can we address this problem and have it billed as a municipal lien against the property?

Solicitor Daniel Long – In order to fix this, an ordinance has to be in place. I am not sure if we passed an ordinance for this issue. If the construction official deems a certain property a safety issue than the municipality does have the legal right to go onto the property and make the necessary repairs. A lien can then be issued for the expenses that accrued as a result of the municipality having to make the repairs to the property.

Mayor Bilella- We will get the Construction Official to look at this property. If he declares this property a safety hazard, then we can utilize our forces to have this repaired and get this process started.

Micky Armano
112 Rich Ave
Berlin, NJ 08009

Are there going to be speed bumps put in this year?

Councilman MacDonnell

- There are speed bumps that are going to be installed on Constitution Blvd. This is part of the 2017 Road Program which was determined by a grant and has been in place for over a year. This street is a Toro fare to the Berlin Community School.

- **PAYMENT OF THE BILLS FOR THE MONTH OF AUGUST, 2017 IN THE AMOUNT OF \$ 3,168,657.87**

Motion; Councilman MacDonnell

Sec.; Councilman Miller

RCV- All present were in favor

Motion to adjourn; Councilman Buchanan

Sec.; Councilman MacDonnell

RCV- All present were in favor

Lois J. Sahina
Registered Municipal Clerk
August 17, 2017