



BOROUGH OF BERLIN
MUNICIPAL BUILDING
59 SOUTH WHITE HORSE PIKE
BERLIN, NJ 08009

COUNCIL MEETING AGENDA
THURSDAY, JUNE 13, 2024

REGULAR MEETING BEGAN IMMEDIATELY AFTER THE 6:30 PM WORKSHOP MEETING

MEETING CALLED TO ORDER

PLEDGE OF ALLEGIANCE

STATEMENT OF ADVERTISEMENT:

Notice of this meeting has been provided to the Courier Post and the Philadelphia Inquirer and is posted on the Borough Hall Bulletin Board stating the time, date, and the place of the meeting.

ROLL CALL:

Councilman Badolato - Present
Councilwoman Cummings – Present
Councilman Hohing – Present
Councilman Mascarenhas- Present
Councilman Wilkinson – Present
Council President Miller – Present
Mayor Miller – Present

Also present: Solicitor, Howard Long – Present
Administrator, Anne Marie Miller – Present
Municipal Clerk, Rachel von der Tann, RMC – Present

Honoring Dan Molner and Proclamation

Dan Molner was honored for his 60 years of business in Berlin Borough and 25 years of service and dedication to the ICCA Fourth of July parade preparation and direction. A proclamation was presented to Dan Molner, recognizing his service to the Borough as a business owner, volunteer, and public servant.

APPROVAL OF MINUTES

Approval of May 9, 2024, regular meeting minutes, Motion; Councilman Mascarenhas Seconded.; Councilman Mascarenhas AIF All .

Approval of May 9, 2024, workshop meeting minutes, Motion; Councilman Mascarenhas Seconded; Keith Hohing AIF; All .

COUNCIL REPORTS

- **BUILDINGS, PARKS, & RECREATION** - Councilman Badolato and Councilman Mascarenhas
- **PUBLIC WORKS, STREETS & ROADS** - Councilwoman Cummings and Councilman Wilkinson
- **WATER & SEWER** - Councilwoman Cummings and Councilman Badolato
- **PUBLIC SAFETY** - Councilman Hohing and Councilman Mascarenhas
- **YOUTH ATHLETICS , COMMUNITY EVENTS** - Council President Miller and Councilman Wilkinson
- **FINANCE** - Council President Miller and Councilman Hohing
- **SOLICITOR** -Howard Long
- **MAYOR** - Rick Miller

BUILDINGS, PARKS, & RECREATION Councilman Badolato and Councilman Mascarenhas

Councilman Badolato provided updates on the alarm system at the train station, tree base maintenance, Fourth of July preparations, reimbursement from Atlantic City Electric for painting lamp posts, and the community center rug cleaning machine. The Berlin Community School music teacher and band members will be practicing at the Dill House from July 8th to July 31st

Councilman Mascarenhas gives updated on the 3 Playgrounds that are being updated. Councilman Mascarenhas states they have a specialty handicap piece for the Centennial Park Project.

Grants and funding for playgrounds and pathways

The Mayor states the Borough received \$75,000 for playgrounds, and is being worked into the budget. A New Jersey Bike Way grant was looked into, but the Borough is not eligible unless they create a new pathway connecting to neighboring towns.

- **PUBLIC WORKS, STREETS & ROADS** - Councilman Wilkinson and Councilman Cummings

The Department of Public Works handled the fallen tree issue quickly and the borough is now part of the Cooperative Recycling Program. Updates were given on various municipal road projects, including the 2022, 2023, and 2024 NJDOT programs, as well as upcoming county road projects. Councilman Wilkinson attended the JIF meeting, and the building assessments were conducted for properties worth over \$500,000. Councilman Wilkinson discussed the cybersecurity class and the D2 training that needs to be completed. An email was received regarding ADA-compliant playground equipment, and the new playground equipment being

installed will be ADA-compliant, with plans to potentially add more inclusive equipment through grants.

The Mayor goes over road paving issues and oversight.

He explains there were drainage issues on a newly paved road on Evion, and the company had to cut into the road, grind it down, and repatch it, leaving an unsightly result on a brand-new road. The council wants to ensure proper oversight from the engineers and inspectors when the same company paves Jackson Road to avoid similar issues.

➤ **WATER & SEWER** - Councilwoman Cummings and Councilman Badolato

There was a fire hydrant at 144 West White Horse Pike which was damaged by a car accident. The hydrant has been replaced. It was also retrofitted with the quick connects that the Borough wants to start upgrading our entire system within regard to the water meters, our phases, our first two phases that were done in the Township. We had approximately 200 residents that did not respond to the multiple notifications and it's been more than two years. The state has just lifted their COVID restriction of the water shut off ordinance.

Councilwoman Cummings states effective as of July 15th immediately, the Borough is going to start sending out letters to in increments of 20 homes at a time. And they will be given cut off dates. The first phase won't be till July 15th. Anyone not scheduled prior to that date, their water will be shut off and then the Borough will continue to do those water meter upgrades that are mandatory. It's not something that we wanna do. It's something that's regulated by the state and we have to do so. These are the last remaining 200 residents that have refused access. And this will be the next step in regard to that in the rest of the water department.

The Borough had 14 service orders for meter repairs or replacements which were completed. 71 utility mark outs. Monthly maintenance on both the water plants were completed for sewer. There was a sewer main blockage on Day Ave which was cleared and at the time there was no service interruption. The Borough completed all the routine monthly maintenance at our 10 pump stations as well as the 10 emergency backup generators at the pump stations. For storm water, the NJDEP required retrofitting of our storm greens is continuing and we're approximately 50% of the requirement is completed ahead of schedule.

➤ **PUBLIC SAFETY** – Councilman Hohing and Councilman Mascarenhas

Public safety updates and planning for events

Councilman Hohing reads his reports. The fire department responded to 57 calls in May including 11 dwelling fires, 11 motor vehicle accidents, 1 vehicle fire, 18 incidents, 11 alarm systems, and 5 natural gas calls. The fire department received training, staffed weekly duty crews, attended memorial services, and community school events. The police department had 2,946 calls for service, 439 summonses, 40 arrests, 28 motor vehicle crashes, 371 traffic stops, directed patrols at schools, and the tag reader cameras detected 459,000 reads, 74 criminal vehicle searches, 36 summonses, and 27 traffic stops. Community policing events were held, canine Clyde was deployed 5 times resulting in 3 narcotics arrests, and the department participated in the Click It or Ticket campaign.

The Mayor brought up concerns about potential issues at upcoming events like Fall Fest after the recent incidents in other towns involving unruly crowds, and discussed planning and mutual aid protocols with the council and police chief.

- **YOUTH ATHLETICS AND COMMUNITY EVENTS-** Council President Miller and Councilman Wilkinson

Youth athletics and downtown revitalization updates

Councilman Wilkinson states the baseball and soccer seasons concluded, with plans to purchase a new scoreboard for the baseball field through the proper vendor and purchase order process.

- **FINANCE** – Council President Miller- See attached report on finance.

Council President Miller spoke with Dave from PC Pros. Council President Miller was also speaking with the Borough Administrator. There is a possibility to run a cap five with some connectors out to the couple poles without extreme modification or additional electric. There's a possibility to do power over Ethernet. They will continue to work together and come up with a price for the next council meeting.

Council President Miller congratulated all the graduates and students moving on to the next level.

- **SOLICITOR** – Mr. Long explains the ordinances that are on this evening's agenda.

Short-term rental property regulations

The solicitor discussed the draft regulations for short-term rental properties, which include registration, restrictions on hosting events, occupancy limits, parking requirements, and enforcement mechanisms. The regulations aim to address concerns about misuse of properties while allowing responsible short-term rentals. The solicitor and administrator worked together to create reasonable and flexible regulations with penalties for violations.

- **MAYOR Miller-**

Mayor Miller talks about the 4th of July parade.

Mayor Miller thanks the Borough employees for all the work they do.

Mayor Miller reads a letter from a resident thanking Betty Velie and the Library staff for the amazing job they do.

NEW BUSINESS

FIRST READING ON ORDINANCE NO. 2024-11

AN ORDINANCE AMENDING CHAPTER 336, STORMWATER CONTROL, OF THE CODE OF THE BOROUGH OF BERLIN, COUNTY OF CAMDEN AND STATE OF NEW JERSEY.

Motion to introduce Ordinance No. 2024-11, Councilwoman Cummings , Sec., Councilman Badolato RCV All in favor.

FIRST READING ON ORDINANCE NO. 2024-12

AN ORDINANCE AMENDING CHAPTER 335, ZONING AND LAND USE, AND CHAPTER 336, STORMWATER, OF THE CODE OF THE BOROUGH OF BERLIN, COUNTY OF CAMDEN AND STATE OF NEW JERSEY

Motion to introduce Ordinance No. 2024-12, Councilwoman Cummings , Sec., Councilman Badolato , RCV All in favor.

FIRST READING ON ORDINANCE NO. 2024-13

ORDINANCE AMENDING AND SUPPLEMENTING CHAPTER 67 OF THE CODE OF BOROUGH OF BERLIN, COUNTY OF CAMDEN, STATE OF NEW JERSEY ENTITLED "WATER RATES"

Motion to introduce Ordinance No. 2024-13, Council President Miller Sec., Council Hoging , RCV All in favor.

FIRST READING ON ORDINANCE NO. 2024-14

AN ORDINANCE AMENDING AND SUPPLEMENTING CHAPTER 261 OF THE CODE OF THE BOROUGH OF BERLIN ENTITLED "SEWERS"

Motion to introduce Ordinance No. 2024-14, Councilwoman Cummings , Sec., Council President Miller , RCV All in favor .

FIRST READING ON ORDINANCE NO. 2024-15

ORDINANCE OF THE BOROUGH OF BERLIN ENTITLED "SHORT TERM RENTAL PROPERTY REGULATIONS" OF THE CODE OF THE BOROUGH OF BERLIN, IN THE COUNTY OF CAMDEN AND STATE OF NEW JERSEY

Motion to introduce Ordinance No. 2024-15, Councilman Hoging , Sec., Councilman Mascarenhas, RCV All in favor .

FIRST READING ON ORDINANCE NO. 2024-16

BOND ORDINANCE PROVIDING FOR VARIOUS 2024 WATER UTILITY IMPROVEMENTS, BY AND IN THE BOROUGH OF BERLIN, IN THE COUNTY OF CAMDEN, STATE OF NEW JERSEY; APPROPRIATING \$670,000 THEREFOR AND AUTHORIZING THE ISSUANCE OF \$670,000 BONDS OR NOTES TO FINANCE PART OF THE COST THEREOF.

Motion to introduce Ordinance No. 2024-16, Councilman Wilkinson , Sec., Council President Miller RCV All in favor .

FIRST READING ON ORDINANCE NO. 2024-17

BOND ORDINANCE PROVIDING FOR VARIOUS 2024 GENERAL CAPITAL IMPROVEMENTS, BY AND IN THE BOROUGH OF BERLIN, IN THE COUNTY OF CAMDEN, STATE OF NEW JERSEY; APPROPRIATING \$1,587,500 THEREFOR AND AUTHORIZING THE ISSUANCE OF \$1,000,000 BONDS OR NOTES TO FINANCE PART OF THE COST THEREOF.

Motion to introduce Ordinance No. 2024-17, Council President Miller , Sec., Councilman Hohing , RCV All in favor. .

CONSENT AGENDA Resolutions R6-100:2024 to R6-111:2024

Motion to open to the public: Councilman Badolato Second; Councilwoman Cummings AIF: All in favor.

Motion to close public portion: Council President Miller Second; Councilman Hohing AIF: All in favor.

RES. R5-100-2024,

Resolution approving change order for amended resolution R5-91-2024 for an increase in the amount of \$14,455.00 for approval of additions to the Centennial Park playground project.

RES. R6-101-2024

Resolution authorizing the Mayor of the Borough of Berlin to execute an agreement of sale by and between the Borough of Berlin and Robert and Krupa C Ottenhal to purchase property located at 83 South White Horse Pike, identified on the Borough tax map as block 1108, lot 9, subject to certain terms and conditions.

RES. R6-102-2024

Resolutions approving the 2024 Camp Long -A- Coming employees and employee rates.

RES. R6-103-2024

Resolution authorizing renewal of the 2024-2025 Liquor Licenses for 1927 Pub House, Pasta Vino, Lucien's Manor, Paris Caterers, Ollie Gators Pub, Canals Liquor Store, and the Berlin VFW.

RES. R6-104-2024

Resolution of the Borough of Berlin to amend adopted budget (Chapter 159) for special items of revenue and appropriation N.J.S.A. 40A:4-87 "Clean Communities" in the sum of \$20,771.59.

RES. R6-105-2024

Resolution of the Borough of Berlin to amend adopted budget (Chapter 159) for special items of revenue and appropriation N.J.S.A. 40A:4-87 "Click it or Ticket" in the sum of \$7000.00

RES. R6-106-2024

Resolution of the Borough of Berlin to amend adopted budget (Chapter 159) for special items of revenue and appropriation N.J.S.A. 40A:4-87 "County DWI. "In the sum of \$1,960.00.

RES. R6-107-2024

Resolution of the Borough of Berlin to amend adopted budget (Chapter 159) for special items of revenue and appropriation N.J.S.A. 40A:4-87" Strategic Enforcement Grant". In the sum of \$15,000.00.

RES. R6-108:2024

Resolution of the Borough of Berlin to amend adopted budget (Chapter 159) for special items of revenue and appropriation N.J.S.A. 40A:4-87 “ 2024 Distracted Driving”. In the \$7000.00.

RES. R6-109;2024

Resolution of the Borough of Berlin to amend adopted budget (Chapter 159) for special items of revenue and appropriation N.J.S.A. 40A:4-87 “ 2024 Local Resolution Improvement Grant”. In the sum of \$73,000.00.

RES. R6-110-2024,

Resolution approval to submit a grant application and execute a grant contract with the New Jersey Department of Transportation for the Berlin Borough FY 2025 Road Program Project.

RES. R6-111-2024

Resolution approving Payment of Bills for June totaling \$1,568,243.04.

MOTION TO APPROVE RESOLUTIONS R6-100:2024 to R6-111:2024 Councilwoman Cummings , Sec.; Councilman Hohing , RCV All in favor. .

PRIVILEGE OF FLOOR

Motion to open the public portion: Councilman Badolato

Seconded: Council President Miller AIF: All Opposed: None

Motion to close the public portion: Council President Miller

Seconded: Councilman Mascarenhas AIF: All Opposed: None

CLOSED SESSION

Motion to enter executive session: Councilman Mascarenhas

Seconded: Councilman Hohing AIF: All Opposed: None

Motion to close executive session: Councilman Badolato

Seconded: Councilman Mascarenhas AIF: All Opposed: None

GOOD OF THE ORDER

Motion to adjourn: Councilman Wilkinson

Seconded: Councilman Badolato

AIF: All

Opposed: None

Submitted by:
Rachel von der Tann
Municipal Clerk

Public Comment

Berlin resident

The Downtown Beautification and Revitalization Committee (DBRC) president provided an update on their mural project, plans for a "pop-up park" next to the gym to create a destination and bring people downtown through art installations while redevelopment is ongoing, and working with nonprofits on programming.