

**AUGUST 2, 2018, COMMISSION MEETING MINUTES
BOARD OF COMMISSIONERS OF THE BOROUGH OF MT. EPHRAIM
BOROUGH HALL MEETING ROOM**

MEETING CALL TO ORDER/OPEN PUBLIC MEETINGS STATEMENT

Mayor Wolk called the meeting to order at 7:00pm with the "Pledge of Allegiance" and the "Open Public Meetings Act" statement.

ROLL CALL

The Clerk called the roll with Commissioner Gilmore, Commissioner Tovinsky and Mayor Wolk present. Also on the dais were Solicitor Eric Riso, Engineer Doug Akin and Clerk Terry Shannon.

PROCLAMATIONS

The Governing Body presented proclamations to the Mount Ephraim Hawks baseball team and the coaches for their outstanding 2018 season.

Jay Vilardo, Emergency Management Coordinator, along with the members of the Emergency Management team presented a proclamation to Ken Robertson on his retirement and thanked him for his many years of service.

APPROVAL OF MINUTES FROM PRIOR MEETINGS

Mayor Wolk announced that the minutes from the June 19, 2018, caucus and the July 5, 2018, commission meetings were distributed and asked for any corrections. Seeing none, on a motion by Commissioner Tovinsky, second by Commissioner Gilmore, the minutes were approved with all in favor.

APPROVAL OF VOUCHERS

Mayor Wolk announced that vouchers in the amount of \$814,558.71 were submitted for approval. On a motion by Commissioner Tovinsky second by Commissioner Gilmore, the vouchers as submitted were approved with the following poll vote: Gilmore-yes; Tovinsky-yes; Wolk-yes.

ORDINANCE FOR PUBLIC HEARING AND ADOPTION

Mayor Wolk announced that the following ordinances are on for second reading and public hearing this evening:

08-18 Authorizing the Sale of the Borough's Municipally Owned Wastewater Collection System

On a motion by Commissioner Tovinsky, second by Commissioner Gilmore, the second reading was approved with the following poll vote: Gilmore-yes; Tovinsky-yes; Wolk-yes. Mayor Wolk then opened the public hearing on these ordinances.

Joyce Levy, 101 Harding Avenue, asked if we have applied for any county, state or federal grants to fix the sewer system? Commissioner Tovinsky replied we have been handling it on our own. Joyce added there are grants available and we have not applied for them. Commissioner Tovinsky responded that we need between fifteen and thirty million dollars and we would never get that kind of money to fix the system. The rest would still have to come from the taxpayers. Solicitor Riso added just because funds are available does not mean we would

get them and it would never be enough to fix the entire system. He added the voters will have a chance to vote on this in November and there will be at least town hall meetings. Kevin Watsey from NJAWC also spoke adding that when a small municipality has to spend a large amount of money to upgrade their system, they are spreading that cost over just 4000 people. When NJAWC makes the improvements, the cost is spread over their entire operation rather than just 4000 people. Joyce Levy continued to state that we could at least start to repair the system by applying for grants.

Bill Conroy, 19 Grant Avenue, asked if it includes the stormwater system. Consultant Rich Schwab explained stormwater costs are covered by the regular budget. The stormwater sewer system is not included in the sale of the sanitary sewer system. There would be no billing for stormwater sewer. Conroy then asked if the sewer charges would be based on water usage and Kevin Watsey from NJAWC responded that yes that is how the sewer billing would work. Conroy then asked if there is any chance the proceeds from the sale would be rebated to the taxpayers but Rich Schwab explained it is a requirement that the proceeds be used to pay down municipal debt.

John Colgan, 107 E. Kings Highway, asked if the insurance they purchase from NJAWC on their sewer lines will transfer with the sale and Kevin Watsey said yes it would. Colgan then asked if this impacts CCMUA at all but Commissioner Tovinsky explained CCMUA is completely separate and this would not impact that bill at all. Commissioner Tovinsky added that for the first two years, sewer rates would be frozen and then would increase by \$3.00 per year in years three through five. NJAWC has also committed to four million in infrastructure upgrades during that same time period.

Rebecca Nash, 164 Rudderow, asked if the sewer will remain as an annual charge or would be monthly with the water bill? Kevin Watsey responded it would be billed monthly with the water bill.

Mayor Wolk added there will be additional public information sessions so residents can ask questions and get the information they need to make a decision when they vote in November.

Seeing no further public comment, on a motion by Commissioner Tovinsky, second by Commissioner Gilmore, the public hearing was closed. On a motion by Commissioner Tovinsky, second by Commissioner Gilmore, Ordinance 08-18 was adopted with the following poll vote: Gilmore-yes; Tovinsky-yes, Wolk-yes.

ORDINANCES FOR INTRODUCTION ON FIRST READING

Mayor Wolk announced the following ordinance is being introduced on first reading this evening:

09-18 Creating Chapter 270 Entitled "Nuisances, Public Health" in the Code of the Borough of Mount Ephraim.

On a motion by Commissioner Tovinsky, second by Commissioner Gilmore, the first reading of this ordinance was approved with the following poll vote: Gilmore-yes; Tovinsky-yes; Wolk-yes. Mayor Wolk announced that this ordinance will be considered for adoption after proper notice and a public hearing to be held during the September 6 commission meeting.

RESOLUTION CONSENT AGENDA

Mayor Wolk asked the Clerk to read the resolutions that are to be approved by Consent Agenda. She read them as follows:

- 67-18 Authorizing the Borough Engineer to Proceed with Design and Inspection Services Relative to the James Street Project
- 68-18 Authorizing an Agreement with Key Business Solutions and Great America Financial Services Relative to a New Mailing Machine and Postage Meter
- 69-18 Appointing Michael Williams as Right-to-Know Officer for the Borough of Mt. Ephraim
- 70-18 Authorizing Adjustment and Cancellation of Sewer Balance
- 71-18 Cancelling Taxes Due to Veterans Exemption
- 72-18 Cancelling Taxes Due to Veterans Exemption
- 73-18 Extending the Due Date for 3rd Quarter Taxes
- 74-18 Authorizing Participation in the Contract by and between Camden County and Deer Carcass Removal Service, LLC
- 75-18 Authorizing a Proposal to be Printed on the Ballot for Consideration by the Voters of Mount Ephraim at the General Election on November 6, 2018, Providing for the Sale of the Borough's Wastewater Utility System to New Jersey American Water Co.

On a motion by Commissioner Gilmore, second by Mayor Wolk, the resolution consent agenda was approved with the following poll vote: Gilmore-yes; Tovinsky-yes; Wolk-yes. Resolution consent agenda was approved.

RESOLUTION FOR INDIVIDUAL APPROVAL: Mayor Wolk read as follows

- 76-18 Appointing Conditional Redeveloper and Authorizing Execution of a Memorandum of Understanding

Mayor Wolk explained this is approving an agreement with Lazgor, LLC, for a period of 180 days to be the redeveloper for the Sacred Heart Church property.

On a motion by Commissioner Gilmore, second by Mayor Wolk, the resolution was approved with the following poll vote: Gilmore-yes; Tovinsky-yes; Wolk-yes. Resolution consent agenda was approved.

REPORTS AND COMMENTS BY COMMISSIONERS

Commissioner Gilmore read highlights from the Mount Ephraim Fire Department report for July 2018. They had total 37 incidents including three drills. He read highlights of the incidents reporting they had a lot of calls for mutual aid and the mutual aid agreement between the towns works out well. He then read highlights from the July report from the Police Department reporting they had 659 calls and assigned 579 case numbers. He read highlights of the offenses and reported they had 50 adult arrests and one juvenile. He read highlights of the arrests and reported they served 23 out-of-town warrants and issued 250 traffic summonses. Commissioner Gilmore then reported that August 7 at 7pm is National Night Out and there will be vendors, water ice and more with a movie for children at dusk.

Commissioner Tovinsky reported that for July the Construction Office issued 16 permits for a total of \$3,296.00. We had four resale certificates for a total of \$480.00. Public Works collected 78,820 pounds of single stream recycling and 151 tons of trash for a disposal cost of \$10,373.00. He reported they collected 6840 pounds of metal for revenue of \$494, had inspections by the fire

marshal which all passed, painted 25 MPH Slow on Valley Road, installed new stop signs on Jefferson and Cleveland at Linwood, met with the county for an Open Space grant for Shining Star Park and replaced 100' of curb on Mount Ephraim Avenue using the shared service with Bellmawr which saved us \$6200.00. We also did a walk through with Erika (engineer) and NJAWC for the James Street job to be done next year.

Engineer Doug Akin from Federici and Akin reported on the following:

- 2017 Local Aid project, Northmont Ave, will start today and will be done before school starts;
- 2018 Local Aid, James Street, is in design now and is planned for spring of 2019;
- DOT Discretionary Aid project, Bell Road drainage, is currently under design and will be done in spring of 2019—we did not get the funds we requested so we are reducing the scope of work and will re-apply for additional funds;
- There are several streets in town where NJAWC installed a new main and they will be paving from center line to curb on sections of Northmont-- Station Avenue intersection and part of Northmont from Green to Market Street, sections of Cedar Avenue, Mt. Ephraim Avenue, Gloucester Avenue and Warrington. They are also doing half of James Street.

Doug then added they have been in business since 1982 and grants for sewer projects are limited and do not cover nearly all of the costs. Commissioner Tovinsky added when we applied for funds for Lowell Avenue, we did not receive enough funds and NJAWC did additional paving for us. We asked for \$840,000 for Bell Road and only got \$300,000. You never get the funds you ask for.

Mayor Wolk read the details from the Tax Collector's report for July, 2018, reporting total receipts of \$122,762.95 and \$61,121.85 in lien redemptions. We will be here again August 28 at 3pm for the workshop and September 6 at 7pm for the commission meeting. Remember school starts in September so drive carefully. Please keep the newsletter around as it provides lots of information. We will publicize the information session on the sale of the sewer system.

PUBLIC PARTICIPATION

Mayor Wolk opened the meeting to the public and asked that residents state their name and address for the record.

Mike Rossano from Green Avenue asked if there was any way the chicken pilot program could be expanded to more than five and could be extended for another year. They would like to get a permit but the five have already been issued. Commissioner Tovinsky responded that after the one year of the pilot is done, we will review and make a decision. Ken Herman is our inspector and he will be doing periodic inspections and will meet with him to discuss.

Katherine Constantino of Cedar Avenue added she would like to request they consider extending the program for another year so they can get more feedback and also more experience with the program. There are several families that were disappointed they could not get a permit. She said there is confusion as to when the pilot expires. She also asked about the inspection process—when does it need to happen? They are requesting that Ken come out right at the beginning to do an initial inspection. This is a good program to have in the community and want to make sure everything is done right. Clerk Shannon said the current pilot program expires December 31 and will be re-evaluated in the fall. Mayor Wolk said it will be discussed at the September or October workshop. Commissioner Gilmore said we appreciate your coming out as we need to hear how the program is going.

Sam Bonavita of Lambert Avenue asked if we have a date when their street will be repaved? Commissioner Tovinsky and Chief Conte responded that Bellmawr is going to do the 700 block for us this year.

Diane Vilardo of Lincoln Avenue asked if anything is going to be done about the property next to them? It is overgrown and is in deplorable condition. Commissioner Tovinsky said he will have Steve Beach address the property maintenance conditions with the property owner.

Seeing no further public comment, on a motion by Commissioner Gilmore, second by Commissioner Tovinsky, the public portion was closed and the meeting was adjourned at 8:05pm.

Respectfully submitted,
Terry Shannon
Municipal Clerk