

**CARNEYS POINT TOWNSHIP MEETING
REGULAR MEETING MINUTES
JUNE 21, 2023**

The Regular Meeting of the Township Committee was held on the above date at the time of 6:00 p.m. Present at the meeting was Committee people Bomba, Brown, Shaw and Pelura. Mr. Dennis was not in attendance. Also at the meeting was Police Chief D. VanNamee, T. Pine Administrator, J. Proffitt-Township Clerk and D. Avedissian Solicitor. The meeting was also presented virtually.

Mayor Pelura called the meeting to order and read the **Open Public Meeting Act**. He led the **Pledge of Allegiance to the Flag**. **Roll call** was taken.

Departmental Reporting Mr. Bomba said he had no report for the dog licensing. Mr. Bomba spoke of amount of Tax Collection for the last month.

Mrs. Shaw mentioned the Emergency Management Office is in the final stage of the Emergency Operation Plan for recertification. She mentioned that all computers and servers have been ordered and ready for replacement. Mrs. Shaw said the Township's new website is moving forward. She mentioned the next event for the Recreation Commission is National Night Out being held on August 1st in Dunns Park starting at 6 pm. She mentioned the Phase II for work at the Recreation Complex. She will be looking for what is needed.

Mayor Pelura said the Municipal Budget was approved at our last meeting. Tonight, we will be adopting a Capital Ordinance for police vehicles, other equipment and work around the township. He said the Dog Park is up and running. He said people are using it and everyone seems happy. Mayor Pelura mentioned the Industrial Commission brought in a company to lease the Clemente buildings on Shell Road. They are cleaning up the property. He mentioned that the Township is working with an environmental group to remediate the outside environmental problems. He remarked the buildings are in good condition but they need new roofs. Mayor Pelura mentioned an Agreement with TRIAD, Inc. to help with the ADA Grant we received for Dunns Park. He said they are looking at making the walkways wider, putting in a few more and getting ADA access to the gazabo.

Mr. Brown mentioned searching for a Judge since Judge Witcher is retiring effective August 1st. He said we will be discussing a possible candidate tonight in executive.

Mayor Pelura asked for a motion that all properly audited vouchers be paid in the amount of \$1,461,353.65. Mr. Brown made a motion to approve the bill list, seconded by Mrs. Shaw. All were in favor.

Motion was made by Mr. Bomba to approve the Committee Reports for May 2023, seconded by Mr. Brown and all were in favor. Mr. Brown made a motion to approve the **Compensatory Time** report, seconded by Mrs. Shaw and all were in favor.

Mr. Bomba made a motion to approve the **minutes** from the regular Committee meeting held on **May 17, 2023**, seconded by Mrs. Shaw and all were in favor.

RESOLUTION 2023-88

PRELIMINARY INVESTIGATION FOR CERTAIN PROPERTIES TO BE IN NON-CONDEMNATION REDEVELOPMENT AREA

Mr. Brown made a motion to allow the Planning Board to do a preliminary investigation for certain properties (Block 192, Block 192.01) to be in the Non-Condemnation Redevelopment Area, seconded by Mrs. Shaw and a unanimous vote was taken.

RESOLUTION 2023-89

PRELIMINARY INVESTIGATION FOR CERTAIN PROPERTIES TO BE IN NON-CONDEMNATION REDEVELOPMENT AREA

Motioned on by Mr. Brown to allow the Planning Board to do a preliminary investigation for certain properties (Block 240, Lots 4 & 5) to be in the No-Condemnation Redevelopment Area, seconded by Mrs. Shaw and a unanimous vote was taken.

RESOLUTION 2023-90

SUBMIT GRANT APPLICATION FOR NORTH MILLER AVE.

Mr. Bomba made a motion to submit a grant application with NJDOT for North Miller Avenue (MA-2024), seconded by Mrs. Shaw and a unanimous vote was taken.

RESOLUTION 2023-91

REFUND 2ND QUARTER 2023 TAXES FOR TOTAL DISABLED VETERAN

Mr. Brown motioned to refund \$2,260.41 to CoreLogic for a Total Disabled Veteran at Block 233.01, Lot 6, seconded by Mr. Bomba and a unanimous vote was taken.

RESOLUTION 2023-92

REFUND 2ND QUARTER 2023 TAXES FOR TOTAL DISABLED VETERAN

Motioned by Mr. Brown to refund \$952.24 to CoreLogic for Block 110, Lot 12 due to Total Disabled Veteran, seconded by Mrs. Shaw and a unanimous vote was taken.

RESOLUTION 2023-93

REFUND 2ND QUARTER 2023 TAXES FOR TOTAL DISABLED VETERAN

Mr. Brown made a motion to refund CoreLogic for Total Disabled Veteran at Block 132, Lot 6 in the amount \$804.31, seconded by Mr. Bomba and a unanimous vote was taken.

RESOLUTION 2023-94

REFUND 2ND QUARTER 2023 TAXES FOR TOTAL DISABLED VETERAN

Motioned by Mr. Brown to refund \$1,229.45 to CoreLogic for Block 101, Lot 7 due to Total Disabled Veteran, seconded by Mrs. Shaw and a unanimous vote was taken.

RESOLUTION 2023-95

CANCEL 2023 TAXES ON BK 41, LOT 16 FOR 100% TOTAL DISABLED VETERAN

Mr. Bomba motioned to cancel the 2023 taxes for Block 41, Lot 16 in the amount of \$936.21 due to 100% Total Disabled Veteran, seconded by Mrs. Shaw and a unanimous vote was taken.

RESOLUTION 2023-96

CANCEL 2023 TAXES ON BK 160.03, LOT 3, 100% TOTAL DISABLED VETERAN

Motioned by Mr. Brown to cancel the 2023 taxes for Block 160.03, Lot 3 in the amount of \$758.51 due to 100% Total Disabled Veteran, seconded by Mrs. Shaw and a unanimous vote was taken.

RESOLUTION 2023-97

AUTHORIZE MAILING AND ADVERTISEMENT FOR TAX SALE NOTICES

Motioned by Mr. Bomba to approve authorizing and mailing of 2023 tax sale notices, seconded by Mr. Brown. A unanimous vote was taken.

RESOLUTION 2023-98

AUTHORIZE ELECTRONIC TAX SALE

Motioned by Mr. Bomba to approve the Electronic Tax Sale in accordance with Statutes, seconded by Mrs. Shaw. A unanimous vote was taken.

RESOLUTION 2023-99

AUTHORIZE SUBMISSION OF NOTICE OF INTENT TO NJ STATE AGRICULTURE DEVELOPMENT COMMITTEE TO OBTAIN PERMANENT AND TEMPORARY EASEMENTS ON A PRESERVED FARM FOR IMPROVEMENTS TO N.J.S.H ROUTE 40/48 & POINTERS-AUBURN ROAD INTERSECTION

Mr. Brown motioned to approve the notice of intent, seconded by Mr. Bomba and a unanimous vote was taken.

RESOLUTION 2023-100

HONOR EAGLE SCOUT RECIPIENT JOCOB THOMAS GILCHRIST

Motioned by Mr. Brown to honor Jacob Thomas Gilchrist on achieving Eagle Scout, seconded by Mrs. Shaw. A unanimous vote was taken.

RESOLUTION 2023-101

HONOR EAGLE SCOUT RECIPIENT IAN SEAN MCKINNEY

Motioned by Mr. Brown to honor Ian Sean McKinney on achieving Eagle Scout, seconded by Mrs. Shaw and an unanimous vote was taken.

RESOLUTION 2023-102

APPROVE THE RENEWAL OF PLENARY DISTRIBUTION LIQUOR LICENSE

Mr. Brown motioned to approve the Plenary Retail Distribution Liquor License for 2023-2024 year, seconded by Mrs. Shaw and a unanimous vote was taken.

RESOLUTION 2023-103

APPROVE THE RENEWAL OF CLUB LIQUOR LICENSES

Motioned by Mr. Bomba to approve the renewal of Club Liquor Licenses for 2023-2024 year, seconded by Mrs. Shaw and a unanimous vote was taken.

RESOLUTION 2023-104

APPROVE THE RENEWAL OF PLENARY CONSUMPTION LIQUOR LICENSE

Motion was made by Mr. Bomba to approve the Plenary Retail Consumption Liquor License for the 2023-2024 year, seconded by Mrs. Shaw and a unanimous vote was taken.

RESOLUTION 2023-105

EXCEL ENVIRONMENTAL RESOURCES, INC TO APPLY FOR GRANT FUNDING FOR PRELIMINARY ASSESSMENT, SITE INVESTIGATION AND/OR REMEDIAL INVESTIGATION AT THE 61-211 S. PENNSVILLE-AUBURN ROAD PROPERTY

Motioned by Mr. Brown to approve the agreement with Excel Environmental Resources, Inc, seconded by Mr. Bomba. A unanimous vote was taken.

RESOLUTION 2023-106

EXCEL ENVIRONMENTAL RESOURCES, INC TO APPLY FOR GRANT FUNDING FOR PRELIMINARY ASSESSMENT, SITE INVESTIGATION AND/OR REMEDIAL INVESTIGATION AT THREE PROPERTIES ON PV-AUB RD.

Mr. Brown motioned to approve grant funding application for three properties on PV-Aub. Rd, seconded by Mrs. Shaw. A unanimous vote was taken.

RESOLUTION 2023-107

**APPROVING MAINTENANCE BOND FOR IMPROVEMENTS
BLOCK 250, LOTS 1, 1.01, 2, 2.02, 7, 8, 8.03 & 9**

Motion was made by Mr. Bomba to approve the replacement of the maintenance Bond for Courses landing Urban Renewal, LLC, seconded by Mrs. Shaw. A unanimous vote was taken.

RESOLUTION 2023-108

GRANT AGREEMENT FOR CHAPTER 182 LEAD GRANT ASSISTANCE

Motioned by Mr. Bomba to approve the execution of a grant agreement for chapter 185, Lead Grant Assistance program, seconded by Mr. Brown and a unanimous vote was taken.

ORDINANCE 1020

AN ORDINANCE PROVIDING FOR VARIOUS 2023 GENERAL CAPITAL IMPROVEMENTS, BY AND IN THE TOWNSHIP OF CARNEYS POINT, IN THE COUNTY OF SALEM, STATE OF NJ; APPROPRIATING \$274,920 THEREFOR AND AUTHORIZING THE ISSUANCE OF \$261,174 BONDS OR NOTES TO FINANCE PART OF THE COST THEREOF. This ordinance was open up for public questions and comments. With none this portion was closed and Mr. Bomba motioned to adopt, seconded by Mrs. Shaw and a unanimous roll call vote was taken.

ORDINANCE 1021

AN ORDINANCE FIXING SALARY RANGES FOR CERTAIN OFFICERS AND EMPLOYEES OF THE TOWNSHIP OF CARNEYS POINT IN THE COUNTY OF SALEM, NOT REGOGNIZED BY THE CARNEYS POINT POLICE ASSOCIATION OR THE TERMSTERS LOCAL 676. Mr. Brown made a motion to introduce the salary ordinance, seconded by Mr. Bomba and a unanimous vote was taken.

ORDINANCE 1022

ORDINANCE OF THE TOWNSHIP OF CARNEYS POINT, COUNTY OF SALEM, AND NJ, VACATING, RELEASING AND EXTINGUISHING ANY AND ALL PUBLIC RIGHTS TO POSTION OF EAST QUILLYTOWN ROAD, CARNEYS POINT TWP. NJ AS SHOWN ON THE TAX MAP OF THE TOWNSHIP OF CARNEYS POINT, SUBJECT TO CERTAIN TERMSS AND CONDITIONS REQUIRED BY LAW. Mr. Brown made a motion to introduce the ordinance, seconded by Mr. Bomba and a unanimous vote was taken.

ORDINANCE 1023

AN ORDINANCE OF THE TOWNSHIP OF CARNEYS POINT IN THE COUNTY OF SALEM, STATE OF NEW JERSEY, AMENDING AND SUPPLEMENTING CHAPTER 204-42 OF THE TOWNSHIP CODE REGARDING STOP STREETS AND THROUGH INTERSECTIONS. Mr. Brown made a motion to introduce the ordinance, seconded by Mr. Bomba and a unanimous vote was taken.

ORDINANCE 1024

AN ORDINANCE OF THE TOWNSHIP OF CARNEYS POINT, IN THE COUNTY OF SALEM, STATE OF NEW JERSEY, AMENDING AND SUPPLEMENTING CHAPTER 64 OF THE TOWNSHIP CODE REGARDING REQUIREMENT FOR INSPECTION OF LEAD-BASED PAINT IN CERTAIN RESIDENTIAL DWELLINGS. Mr. Bomba made a motion to introduce the ordinance, seconded by Mrs. Shaw and a unanimous vote was taken.

Under **Correspondence**: Mayor Pelura mentioned a letter from Joe Musumeci, Champion of ZERO-The end of Prostate Cancer. He is requesting a proclamation of making September Prostate Cancer Awareness Month.

RESOLUTION 2023-109

PROCLAMATION-SEPTEMBER IS PROSTATE CANCER AWARENESS MONTH

Motion was made by Mr. Brown, seconded by Mr. Bomba and a unanimous vote was taken.

Mayor Pelura mentioned correspondence from Megan Meiler of Penns Grove-Carneys Point High School on holding the annual Homecoming Parade. This will be on Friday, October 13th from 5 PM to 5:30 PM from Barber Ave. Park, Penns Grove to Dunns Park, Carneys Point. Mrs. Shaw motioned to approve, seconded by Mr. Brown and all were in favor.

Mayor Pelura spoke of paperwork for the NJ Dept of Agriculture on Spotted Lanternfly grant program. This will be for review.

Old Business, Mayor Pelura spoke of Ives Ave. He said the Township is going to pave this road but the Gas Company had work they wanted to do first. After they finished, they paved half the road. Mayor Pelura said the Township will pave the other half.

Mayor Pelura mentioned the Assignment and Assumption Agreement for RG Carneys Point Urban Renewal, LLC. Mr. Brown motioned to allow the Mayor to sign, seconded by Mrs. Shaw and all were in favor. The Mayor then mentioned the Declaration of Covenants, Conditions and Restrictions for RG Carneys Point. Mr. Brown authorized the Mayor to sign, seconded by Mr. Bomba and all were in favor. Lastly, Mayor Pelura mentioned acceptance of the Certificate of Insurance for RG Carneys Point. Mr. Brown motioned to accept, seconded by Mrs. Shaw and all were in favor. Clint Allen Attorney for the Developer thanked the Committee for allowing all the paperwork to be signed by the Mayor.

Under **New Business**; Mayor Pelura mentioned a Professional Service Agreement with TRIAD, Inc. for grant administration for project implementation services for the ADA Dunns Park project. The cost is \$20,000. Mr. Brown motioned to approve the Agreement, seconded by Mrs. Shaw and all were in favor.

Mayor Pelura mentioned repaving Clark and Chester Streets in Deepwater. He said he received a phone call from Pennsville's Mayor about a paving project they are doing. The two houses on one road and 4 houses on the other road are owned by Carneys Point. Due to where the Township lines stop Pennsville has asked if we wanted them to pave to the end of the roads. This is a much better and cheaper process at only \$18,331.50. Mr. Brown motioned to approve the paving, seconded by Mrs. Shaw and all were in favor.

Mr. Avedissian discussed Exit 4 Harding Highway development. At our next meeting we will have to do a resolution to amend the project schedule, to allow them to extend the time frame.

Public Participation.

Patty Bomba of N. Broad St. mentioned at the County Commissioners meeting they are dedicating the bridge at Hawks Bridge Road to a Veteran. She said this road was supposed to be repaved. It is in really bad condition. She would like a letter sent to the County about its condition. This road is used as a main transport to the Hospital.

With no more questions or comments from the public this portion was closed. Mayor Pelura asked for a motion to go into Executive Session.

**RESOLUTION 2023-110
EXECUTIVE SESSION**

A motion was made by Mr. Bomba and seconded by Mrs. Shaw to convene into Executive Session. A unanimous vote was taken. The regular meeting ended at 6:50 pm.

A motion was made by Mrs. Shaw to reconvene in regular session, seconded by Mr. Brown and all was in favor. The regular meeting reconvened at 8:25 pm.

Mr. Brown made a motion to allow Mr. Avedissian to start the process for the replacement of Judge Witcher, seconded by Mrs. Shaw and all were in favor.

Mr. Avedissian said he will attend the next Ag Board meeting for the Fertl Soil issue.

Mr. Avedissian asked for permission to negotiate with the Police rank and file. Mr. Bomba motioned, seconded by Mr. Brown and all were in favor.

Also, Mr. Brown motioned to negotiate with the Lut. For their contract, seconded by Mr. Bomba and all were in favor.

With no further business to discuss a motion was made by Mrs. Shaw to adjourn and seconded by Mr. Brown. Motion passed with four affirmative votes. Meeting adjourned at 8:27 p.m.

Approved: 7-19-2023


June Proffitt, Township Clerk