

Formally adopted on April 27, 2010:

**MINUTES OF A CAUCUS MEETING OF THE BOARD OF  
COMMISSIONERS OF THE TOWNSHIP OF HADDON, IN THE  
COUNTY OF CAMDEN, NEW JERSEY, HELD ON APRIL 20, 2010,  
IN THE MUNICIPAL BUILDING AT 7:00 PM.**

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A caucus meeting of the Board of Commissioners of the Township of Haddon was convened in the Municipal Building, 135 Haddon Avenue, Westmont, NJ on Tuesday, April 20, 2010 at 7:00 PM.

Mayor Teague requested all stand for the flag salute

Mayor Teague announced that Chapter 231, Public Law 1975 requires adequate notice of this meeting be provided specifying time, place and agenda. This was done by placing Annual Notice in the Courier-Post and Retrospect Newspapers and by posting on two bulletin boards in the Municipal Building.

ROLL CALL:	Mayor Teague	Present
	Commissioner Foley	Present
	Commissioner Dougherty	Present

Stuart Platt, Esq., Gregory Fusco, Mark Hermann, Chief Cavallo, Jim Stevenson, Jennifer DellaValle, Lee Palo, Martin Blaskey, Kate Burns, Pat Thieringer and Denise P. Adams were also present.

Commissioner Foley moved, seconded by Commissioner Dougherty to approve the minutes of the Caucus meeting held on March 16, 2010, with all members voting in the affirmative.

The Clerk reported that the April 27, 2010 Meeting Agenda would be comprised of the following items:

**ORDINANCES**

#1253 – Amendment to Chapter 111, Fees	(2 <sup>nd</sup> Reading)
#1254 – Amendment to Chapter 90, Business Improvement District <i>Postpone Second Reading Pending Notification to Property Owners</i>	
#1255 – Amendment to Chapter 142, Zoning Ordinance – Signs	(2 <sup>nd</sup> Reading)
#1256 – Amendment to Chapter 223, Overnight Parking Permit Fee	(2 <sup>nd</sup> Reading)
#1256 – 2010 COLA (increase budget spending cap to 3.5% and permit banking)	(1 <sup>st</sup> Reading)

**RESOLUTIONS**

#2010-061 – Bill Resolution (Payment of Claims)  
#2010-062 – Authorizing the Correction of Tax and Water/Sewer Postings

**OTHER BUSINESS**

Introduction of the 2010 Municipal Budget  
Introduction of the 2010 Business Improvement District Budget  
Report on Sale of Special Emergency Bond Anticipation Notes

**DEPARTMENT REPORTS**

Gregory Fusco, PE reviewed the Engineer's Report dated April 19, 2010. Mayor Teague requested clarification of the date the asphalt would be laid in the Bettewood section. Greg Fusco reported that they anticipated the first layer to be completed in July, as long as the gas company completed their improvements timely. He indicated that they were working with the contractor to keep the streets wet to address the problems with dust in the area. He further reported that the DEP had authorized use of the remaining NJEIT project funds for the replacement of the water lines and replacement of the roadway as part of the Bettewood project. He indicated that the Gas Company would also be replacing their gas lines. He reported that Change Order No. 4 in the amount of \$1,330,499.30 for this work, would exceed the 20% limit

for the project and advised that they would take the necessary steps to comply with the notice requirements.

Mr. Fusco reviewed the bid results for General Street Repaving, Crystal Lake Pool Concession and Request for Lease on Briarwood Standpipe. It was noted that the lowest Street Improvement bid was much less than the engineer's estimate and the proposed rental fee for the Crystal Lake Concession Stand was \$3,500.00. Greg Fusco advised that the proposal was submitted by the individuals who operate the Webers on Route 130 in Brooklawn and noted that they also have a successful catering business. Mayor Teague acknowledged the Clerk's report on annual losses experienced by the Concession Stand operation and suggested acceptance of the lease proposal would be beneficial to the Township and pool patrons. The Clerk questioned the amount proposed for the telecommunications lease and noted that it was much less than previous awards. Mr. Fusco reported that the contract was different than the usual cellular communication type and noted less equipment would be required to support land line telecommunications. Stuart Platt explained that the firm's initial proposal was for \$200 per month and the bid had resulted in a proposal for \$500 per month.

Tax Assessor/Revaluation – Martin Blaskey reported on the status of the revaluation and indicated that field work had begun in the W. Collingswood Extension and Route 130 area. He indicated that most of the exempt properties such as schools had been completed during the Easter break.

The Commissioners reviewed and instructed the Clerk to place the following resolutions or ordinances on the agenda for action:

- Proclamation Designating the Month of May as “American Cancer Society Relay for Life Month”. Kate Burns reported that she anticipated a representative from the American Cancer Society and possibly a team participating in the relay, to be present for the presentation.
  - Adopting the Revised Personnel Policies and Procedures Manual
  - Appointment of Summer Seasonal Personnel – Appointment of Pool Manager and Swim Team Coach.
  - Refund of Planning Board Escrow Fee
  - Vapor Intrusion Mitigation System – Authorize Agreement
  - Soil Excavation Activities on the DyDee Redevelopment Site – Authorize Agreement
  - EDA Grants Approved for Lahn and Sulock Properties – Authorize Acceptance of Grants and Execution of Agreements with Langan Engineering.
  - Cancellation of Unexpended Balances from Water/Sewer Capital Improvement Authorizations
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- Recommendation by Planning Board for Solar and Wind Ordinance. Greg Fusco reported that he had reviewed the proposed changes with the solicitor which included a number of new state-imposed regulations. Stuart Platt indicated that the Governing Body could refer the proposed Ordinance back to the Planning Board for their review and acceptance, or introduce the Ordinance and then forward to the Planning Board for their review. Mr. Platt was instructed to prepare the Ordinance for introduction at Tuesday evening's meeting.
  - Rental Property Ordinance – Commissioner Dougherty to review with Ed Toussaint before presenting final draft for review.
  - The Commissioners reviewed the proposed Towing Specifications and fee Ordinance. Commissioner Dougherty recommended introduction of the Ordinance at the Commissioner's meeting and noted that he would meet with the Chief to perform a final review of the specifications. The Clerk confirmed that solicitation of the towing service had been authorized at the March meeting.
  - MEL's Proposed Civil Rights Resolution and Complaint Procedure was reviewed and a recommendation was made to forward the information to Mr. Orlando for his review and comment.
  - The Commissioners reviewed a letter from the Environmental Commission to Support Acceptance of the Donation of Land Offered by the Band Family. Mayor Teague reported

that he had requested the Environmental Commission consider the offer and to make a recommendation.

- Mayor Teague reported that he had solicited proposals for Electricity and had received a number of responses. He indicated that a proposal from Arch Energy appeared to offer the greatest savings. He explained that PSE&G currently charges 1.121/therm as opposed to a quote of .094551/therm and indicated that the market price changes daily. He noted that a fixed rate had been proposed for a period of one year with anticipated savings in excess of \$36,000 and suggested that they consider award of a contract for one year to take advantage of the current market conditions. Mayor Teague moved to authorize an agreement with Arch Energy for a period of one year for the provision of electricity, for an amount not to exceed 1.121/therm, said motion seconded by Commissioner Foley, with all members voting in the affirmative. **Resolution #2010-060A** “Authorizing Agreement for the Purchase of Electricity” would be prepared for execution by the Mayor and Commissioners.

Mayor Teague opened the floor for any questions or concerns to be brought before the Board.

Mr. Al Litwak, 1114 Newton Avenue, discussed the recent fatal and tragic accident that occurred on Route 130 and suggested that the Township urge the State to install a turn signal at the intersection of Route 130 and Collings Avenue. Mayor Teague requested that the Chief contact State officials to investigate.

Tom Cassel, 1017 Belmont Avenue, suggested a crosswalk be considered. He indicated that he had not seen the Sign Ordinance appear on the website and queried if businesses had been provided a copy for review. He suggested that a violation of one’s First Amendment rights may result due to the inability to include a phone number or web address on signs. He queried why the paper copy fee had not been amended in the new Fee Ordinance. He discussed the recent water and sewer bill he had received and suggested that the sewer increase was excessive and requested clarification on the water consumption calculations. He acknowledged the reduction in the parking permit fee and noted that the concession stand lease and energy proposal appeared to be good deals for the Township. The Clerk indicated that they had experienced problems with posting the Fee Ordinance on the website, but noted that the link did appear at the top of the page. Kate Burns reported that she, in consultation with the BID Advisory Board had drafted the Sign Ordinance. Commissioner Foley noted that there were a number of business owners that were represented on the Planning Board had approved the ordinance. Jennifer DellaValle apologized and accepted responsibility for mailing the water and sewer bills in advance of the fee structure being approved and explained how water consumption was calculated. Mayor Teague defended the sewer fee increase and noted that much needed infrastructure improvements were being addressed throughout the Township, in addition to the Bettewood section. Commissioner Foley indicated that they would investigate issues with the residential fee structure and make any necessary adjustments. Stuart Platt explained that the copy fee change would not be effective until July as recommended by the courts and possible legislation may be forthcoming. Mr. Cassel queried if an environmental investigation had been done on the Band property and requested a status report on the Westmont Theater and annual census. He observed that Treno was utilizing the DyDee property for parking and expressed concern with potential liability. Mayor Teague indicated that the need for an environmental study would be investigated and advised that Fieldstone had an agreement with Treno relative to the parking situation. Pat Thieringer reported that latest figures put the Township at 70% participation with regard to the census. Mr. Cassel suggested an e-mail blast or reminder on the website to encourage mailing of the census form. Mayor Teague reported that the lower courts had ruled in favor of the Township in the Pang litigation and indicated that the Township was still looking at the original proposals received for the Theater. He advised that he would be meeting with an interested group in the upcoming week and noted that the Township may consider a new round of proposals.

Mr. Bob Ray, a resident of W. Collingswood Heights, acknowledged that the parking issue he had reported had been resolved. He suggested that Public Work’s employees receive proper training in snow plowing and discussed his experience and frustration with attempting to get his street cleared.

Robert McCarthy, 40 E. Greenwood Avenue, requested clarification on the anticipated date for his street to be repaved and expressed concern with dust in the neighborhood

Commissioner Foley encouraged everyone to vote in this evening's school board election and to participate in Saturday's Annual "Go Green" and Earth Day events.

There being no further business to discuss, Commissioner Foley moved, seconded by Commissioner Dougherty that the meeting be adjourned at 8:20 PM with all members voting in the affirmative.

April 20, 2010

BOARD OF COMMISSIONERS

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Denise P. Adams, Municipal Clerk

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Randall W. Teague

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John C. Foley

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Paul Dougherty