

STRATFORD BOROUGH COUNCIL
REGULAR MEETING MINUTES
TUESDAY, AUGUST 8, 2017
7:00 P.M.

CALL TO ORDER:

Borough Clerk Ben Angeli called the meeting to order at 7:00 P.M.

STATEMENT OF ADVERTISEMENT:

Borough Clerk Angeli stated that notice of this meeting has been provided to the Courier Post and the Central Record and is posted on the Borough Hall Bulletin Board stating the time and the place of the meeting.

PLEDGE OF ALLEGIANCE:

Mayor Keenan led the Pledge of Allegiance and followed with a prayer.

ROLL CALL:

MAYOR JOSH KEENAN
PATRICK GREEN, COUNCILMAN
DAVID GRAY, COUNCILMAN
FRANK HARTMAN, COUNCIL PRESIDENT
JOHN DUDLEY, COUNCILMAN
LINDA HALL, COUNCILWOMAN
TINA LOMANNO, COUNCILWOMAN
STUART PLATT, SOLICITOR
ROBERT KELLEY, POLICE CAPTAIN
BEN ANGELI, BOROUGH CLERK
JIM MALEY, REDEVELOPMENT SOLICITOR

PUBLIC PORTION FOR AGENDA ITEMS ONLY:

Councilman Hartman motioned to open the public portion on agenda items only. Councilman Green seconded the motion, which passed with all members present voting in favor.

John Gentless , Union Ave., asked questions about Ordinance 2017-13 and resolutions 2017-138, 2017-139, 2017-140, 2017-141, 2017-142. Mr. Angeli and Mr. Platt responded. Mr. Gentless asked why the word condominium was used in resolution 2017-12. Mr. Platt responded that there was no residential in the plan for the site. Mr. Platt explained that it was a 30 year agreement and that they could have used any name they picked and emphasized that what was being presented had no residential component.

Agnes Moore, Laureba Ave., asked about condo association. Mr. Platt responded that this is an all commercial plan.

Mr. Berry, Cornell Ave., commented on the position of the podium and asked about the term condominium. Mr. Maley responded that there would be no residential units on this site and that there was no room to build any there.

Councilman Hartman motioned to close the public portion for agenda items. Councilman Dudley seconded the motion, which passed with all members present voting in favor.

PRESENTATION FROM BRANDYWINE

Borough Clerk Angeli introduced Mr. Maley and he introduced Mr. Eric Moore, president of Brandywine.

Mr. Moore spoke about the plan for the old Bradlees site. He explained that based on market studies, they have chosen to go with all commercial. There was a long delay because of an environmental issue, but that was all cleared and that a compaction study had been done. He mentioned that the challenge was in selling the vision to tenants, but that they believe that his is a great site. He showed some drawings of the site and pointed out what was planned in different parts of the site. Mr. Moore stated that Royal Farms would be building a gas station/store on the site of the old Chinese buffet and that Dollar General was also under contract. He added that there was a lot of interest in other out parcels, that the Goodwill store would be renovated and that they has signed a new lease. He has also received a lot of interest from service type stores for the site. They also received interest from fitness, home improvement and medical companies. He said the building would be renovated since the main structure was sound. Mr. Moore also spoke about the available liquor license. Mr. Berry, Cornell Ave suggested a Cracker Barrel restaurant and Ms. Moore , Laureba Ave suggested a walking path from Rowan. Mr. Moore indicated that settlement would be at the end of September.

Mr. Moore concluded his presentation and Mr. Maley spoke about the PILOT. He stated that it would be a 30 year abatement based on the % of project cost. He stated that the fact that this is purely a commercial site is the biggest reason to offer the incentive of a PILOT. Mr. Maley said that the Borough's part of the tax currently was about \$36,000 and would be \$150,000 initially with this agreement and at full build out would be approximately \$250,000. He stated that PILOTS can be complicated, but the gross numbers would be much greater than what the Borough is getting now and in the initial stages of the PILOT. Mr. Maley said that he would be meeting with the local schools concerning what this would mean to their taxes from the site.

Mr. Gagliardi, Buttonwood Road, asked about future taxes and what would happen if tenants leave. Mr. Maley explained that there is a schedule of payments and that with a PILOT there can be no tax appeals. Ms Moore asked about fair housing, school taxes and said she thought the 30 year deal was a good deal. Mr. Gilligan, Webster Ave, asked about time frame and about changes to traffic lights. Mr. Gentless, Union Ave, stated that he thought only non-profits could get abatements. He also asked if Brandywine was looking at other sites. Mr. Brennan, Bucknell Ave., asked what makes the site attractive and about the school taxes. Mr. Berry, Cornell Ave, asked about the school taxes. Mr. Mangano, union Ave, asked about municipal share of taxes.

Mr. Maley stated that the site was attractive because of location, that no new light patterns were being discussed and that a company did not need to be a non-profit to get a abatement. A limited profit Urban Renewal Entity could get a PILOT. He stated that the public hearing would be September 12th and that settlement would follow as would a site plan. He stated that this is a great starter project and that there would be ripples. He explained the school tax situation and repeated that he would be meeting with the schools in a couple of weeks.

MINUTES:

July 6, 2017 AGENDA MEETING

Councilman Dudley motioned to the July 6, 2017 Agenda Meeting Minutes. Councilman Green seconded the motion, which passed with all members present voting in favor.

July 11, 2017 REGULAR COUNCIL MEETING

Councilman Hartman motioned to the July 11, 2017 Regular Council Meeting Minutes. Councilman Dudley seconded the motion, which passed with all members present voting in favor.

REPORTS:

FINANCE:

Councilman Patrick Green read line items from the Finance report for July 2017 as submitted by the CFO as follows:

Balance as of July, 1, 2017	\$540,756.35
Revenue for month:	\$1,910,078.61
Total Disbursements:	\$1,896,878.61
Balance as of July 31, 2017:	\$553,956.35
Bond Account Balance:	\$2,649,343.54

ORDINANCE & PROPERTY:

Councilman David Gray reported that there would be two ordinances and seven resolutions. He also reported that there were 32 properties inspected, 18 warning letters issued and 4 summonses issued.

EMERGENCY SERVICES:

Councilman Frank Hartman reported that the Stratford fire Company responded to 22 alarms and held 2 drills for 376 man hours. The year to date man hours is at 2223. He also mentioned the 911 memorial fundraiser and that they were looking for volunteers to help hand out flyers around town.

PUBLIC WORKS & LIGHTING:

Councilman John Dudley reported that there were 7 callout for emergency sewer service, they repaired a sink hole, fixed a picnic table and cleaned out the storm drains. Public Works set up and broke down for the July 4th events. They did normal trash pickup at the parks and ball fields, cut grass at parks, ballfields, Quaker store, schools, Sterling Arms and other Borough properties. They had the shipper out and it would now be going out on the 2nd and 4th Monday of each month through October. They also trimmed bushes and weeded gardens.

PUBLIC EVENTS:

Councilwoman Linda Hall reported that she was exploring some new things to add to the Public Events calendar like a National Night Out event. She also spoke about the Halloween parade and mentioned that Halloween would be celebrated on the 31st and would not be moved.

POLICE:

Councilwoman Tina Lomanno read the Chief's report as follows:

Mr. Angeli read the proclamation



Susan Marie Rupp Foundation

"Sisters, Mothers, Relatives, and Friends Against Ovarian Cancer"

PROCLAMATION

WHEREAS, Ovarian Cancer is called the "silent disease" because its symptoms are often vague or subtle, and a woman's lifetime risk of getting Ovarian Cancer is 1 in 72; and

WHEREAS, At present, there are **no** early detection tests routinely conducted for Ovarian Cancer, the leading cause of gynecological cancer deaths in the United States, and where each year, more than 22,000 women are diagnosed with the disease and approximately 17,000 die from it; and

WHEREAS, If medical research can be developed, and if this deadly disease can be detected in its early stages, survival from Ovarian Cancer is 90-95 percent. Sadly however, the five-year survival rate for the disease is only 28 percent because it usually is not detected until the later stages; and

WHEREAS, The Ovarian Cancer Awareness campaign was launched nationwide by the Ovarian Cancer National Alliance, located in Washington, DC. The month of September was designated, and a visual aid was established by utilizing the recognized cancer ribbon logo, with the ribbon color in teal; and

WHEREAS, The Susan Marie Rupp Foundation set as their mission to promote public awareness of this silent, deadly disease and its symptoms through their "teal ribbons of hope" Ovarian Cancer awareness campaign;

NOW, THEREFORE, BE IT RESOLVED that the Mayor and Council of the STUART joins the Ovarian Cancer National Alliance, the Susan Marie Rupp Foundation and the nation in declaring the month of September as Ovarian Cancer Awareness month and adds their support of the goals of this awareness campaign.

Josh Keenan Mayor

ORDINANCE 2017-12

ORDINANCE APPROVING THE APPLICATION AND FINANCIAL AGREEMENT FOR A LONG TERM TAX EXEMPTION WITH STRATFORD SQUARE URBAN RENEWAL CONDOMINIUM ASSOCIATION LLC FOR LOT 2 IN BLOCK 62 ON THE OFFICIAL BOROUGH TAX MAP.

This is the first reading, the public hearing for this ordinance will be on September 12th at 7:00.

Councilman Dudley motioned to approve. Councilman Hartman seconded the motion and all members present voting in favor.

**BOROUGH OF STRATFORD
ORDINANCE 2017-12**

**ORDINANCE APPROVING THE APPLICATION AND FINANCIAL AGREEMENT FOR A LONG TERM TAX EXEMPTION
WITH STRATFORD SQUARE URBAN RENEWAL CONDOMINIUM ASSOCIATION
FOR LOT 2 IN BLOCK 62 ON THE OFFICIAL BOROUGH TAX MAP**

WHEREAS, the Borough of Stratford (the "Borough"), in the County of Camden, State of New Jersey, has designated an area within the Borough, known as the Bradlees/Juster Site, as being in need of redevelopment pursuant to N.J.S.A. 40A:12-1 et seq., including the property shown as Block 62, Lot 2 on the Official Tax Map of the Borough (the "Property"); and

WHEREAS, to effectuate the redevelopment of the Property, the Borough Council, by Ordinance 2016-12, adopted the "Bradlees/Juster Site Redevelopment Plan" (the "Redevelopment Plan") covering the Property; and

WHEREAS, pursuant to the Redevelopment Plan and in order to implement the development, financing and renovation of the Property (the "Project"), the Mayor and Borough Council have entered into a Redevelopment Agreement (the "Redevelopment Agreement") with Stratford Square Urban Renewal Condominium Association LLC ("Redeveloper") for construction of improvements on the Property (the "Project Improvements"), which Redevelopment Agreement specifies the rights and responsibilities of the Borough and Redeveloper with respect to the Project Improvements and provides for a Financial Agreement between the Borough and the Redeveloper (the "Financial Agreement") authorizing a long term tax exemption pursuant to the Long Term Tax Exemption Law ("LTTEL"), N.J.S.A 40A:20-1, et seq.; and

WHEREAS, pursuant to the requirements of the LTTEL, the Redeveloper provided the Borough with the information required by Section 8 of the LTTEL in the form of an application for long-term tax exemption (the "Application"); and

WHEREAS, such information in the Application provided the Borough with the basis for determining to execute the Financial Agreement; and

WHEREAS, the Mayor and Borough Council find that the relevant benefits of the redevelopment of the Property outweigh the loss, if any, of property tax revenue in granting the long term tax-exemption; and

WHEREAS, the Borough Council has determined that the assistance provided to the Project pursuant to the Financial Agreement are a significant inducement for the Redeveloper to proceed with the Project; and

WHEREAS, pursuant to the Redevelopment Agreement, the Borough and the Redeveloper have agreed to execute a Financial Agreement.

NOW, THEREFORE, BE IT ORDAINED, by the Mayor and Borough Council that the Application for Long Term Tax Exemption filed by Stratford Square Urban Renewal Condominium Association hereby be granted; and

BE IT FURTHER ORDAINED by the Mayor and Borough Council that the Financial Agreement with Stratford Square Urban Renewal Condominium Association be approved and that the Mayor and the Borough Clerk are authorized to execute the Financial Agreement on behalf of the Borough; and

BE IT FURTHER ORDAINED, by the Borough Council that this Ordinance shall take effect in accordance with law.

ATTEST:

BOROUGH OF STRATFORD

Ben Angeli, Borough Clerk

Josh Keenan, Mayor

PUBLIC NOTICE

NOTICE is hereby given that the foregoing Ordinance was introduced and passed at a meeting of the Borough Council of the Borough of Stratford, County of Camden, State of New Jersey, held on the 8th day of August, 2017, and will be considered for final passage after a public hearing at a meeting of the Borough Council of the Borough of Stratford to be held on the 12th day of September, 2017.



Ben Angeli, Borough Clerk

I hereby certify that the foregoing Ordinance was approved for final adoption by Mayor and Borough Council of the Borough of Stratford, County of Camden, State of New Jersey at a meeting held on the ____ day of _____, 2017.

Ben Angeli, Borough Clerk

This is the first reading, the public hearing for this ordinance will be on September 12th at 7:00.

Councilman Dudley motioned to approve. Councilwoman Hall seconded the motion and all members present voting in favor.

**ORDINANCE 2017-13
AMENDING ORDINANCE 2017:09 ESTABLISHING SALARIES**

WHEREAS, It has become necessary to amend certain salaries set forth in ordinance 2017:09

NOW, THEREFORE, BE IT ORDAINED by Mayor and Council of the Borough of Stratford, County of Camden, and State of New Jersey that Ordinance 2017:09 is amended as follows:

Section 1: Delete:

Clerk Typist – Administrative Assistant \$39,711.25

Section 2: Add

Clerk 1 30,000.00 to 40,000.00

Section 3. If any section, subsection, sentence, clause or phrase of this Ordinance is for any reason held by any Court of competent jurisdiction to be unconstitutional or invalid, such decision shall not affect the remaining portions of this Ordinance.

Section 4. This Ordinance shall take effect immediately upon posting, publication, final passage in the manner prescribed by law.

THE BOROUGH OF STRATFORD

BY: _____ **JOSH KEENAN, MAYOR**

ATTEST:

BEN ANGELI, BOROUGH CLERK

Mr. Angeli stated that Council would not be going into Executive session and would not be voting on Resolution 2017-129

RES. 2017 – 129: A RESOLUTION PROVIDING FOR A MEETING NOT OPEN TO THE PUBLIC IN ACCORDANCE WITH THE PROVISIONS OF THE NEW JERSEY OPEN PUBLIC MEETINGS ACT, NJSA 10:4-12

The topics of discussion are related to Attorney/Client Privilege to discuss status related to redevelopment and personnel matters. These items are for #7 of the Executive Session Resolution for matters relating to litigation, negotiations, and the Attorney-Client Privilege and #8 matters relating to employment relationship. The approximate time of this session should be 45 minutes. Action may be taken after the session

RES. 2017-130 CHAPTER 159 – DWI CHECK POINT GRANT (AMOUNT - \$2,200)
Councilman Gray motioned to approve. Councilman Dudley seconded the motion and all members present voting in favor.

RESOLUTION 2017:130

CHAPTER 159 - DWI CHECK POINT GRANT

WHEREAS, N.J.S.A. 40A:40-87 provides that the Director of the Division of Local Finance may approve the insertion of any special item of revenue in the budget of any county or municipality when such item shall have been made available by law and the amount thereof was not determined at the time of the adoption of the budget; and

WHEREAS, said Director may also approve the insertion of any item of appropriation for equal amount; and

SECTION 1.

NOW, THEREFORE, BE IT RESOLVED that the Borough of Stratford hereby requests the Director of the Division of Local Finance to approve the insertion of an item of revenue in the budget for the year 2017 in the amount of two thousand two hundred dollars and no cents (\$2,200.00) Reserve for DWI Check Point Grant which item is now available pursuant to the provision of statute; and

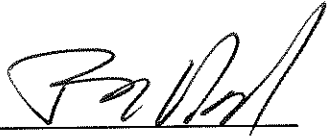
BE IT FURTHER RESOLVED, that a like sum of two thousand two hundred dollars and no cents (\$2,200.00) be and the same is hereby appropriated under the caption of:

DWI CHECK POINT GRANT

SECTION 3.

BE IT FURTHER RESOLVED, that the above is the result of monies received from the State of New Jersey and was deposited into the proper account.

I, Ben Angeli, Clerk of the Borough of Stratford, do hereby certify the foregoing resolution was adopted by Mayor and Council at their Regular Meeting held on the 8th day of August, 2017.



Ben Angeli, Borough Clerk

Mr. Platt stated that on occasion when there are a block of similar resolutions, they could be read by title and voted on as a block. If council was in agreement, Mr. Angeli could proceed in that manner. Council was in agreement and the next six resolutions were read as a block.

- RES. 2017-131 CHAPTER 159 – ALCOHOL EDUCATION AND REHAB GRANT
(AMOUNT \$7527.77)
- RES. 2017-132 CHAPTER 159 – CLEAN COMMUNITIES GRANT (AMOUNT \$13,797.58)
- RES. 2017-133 CHAPTER 159 – CLICK IT OT TICKET GRANT (AMOUNT \$5,500.00)
- RES. 2017-134 CHAPTER 159 – DISTRACTED DRIVER GRANT ((AMOUNT \$5,000.00)
- RES. 2017-135 CHAPTER 159 – PEDESTRIAN SAFETY AND EDUCATION GRANT
(AMOUNT \$9,900.00)
- RES. 2017-136 CHAPTER 159 – LABOR DAY CRACKDOWN (AMOUNT \$5,500.00)

Councilman Dudley motioned to approve. Councilman Green seconded the motion and all members present voting in favor

RESOLUTION 2017:131

CHAPTER 159 – ALCOHOL EDUCATION AND REHAB GRANT

WHEREAS, N.J.S.A. 40A:40-87 provides that the Director of the Division of Local Finance may approve the insertion of any special item of revenue in the budget of any county or municipality when such item shall have been made available by law and the amount thereof was not determined at the time of the adoption of the budget; and

WHEREAS, said Director may also approve the insertion of any item of appropriation for equal amount; and

SECTION 1.

NOW, THEREFORE, BE IT RESOLVED that the Borough of Stratford hereby requests the Director of the Division of Local Finance to approve the insertion of an item of revenue in the budget for the year 2017 in the amount of seven thousand five hundred twenty seven dollars and 77 cents (\$7,527.77) Alcohol Education & Rehab Grant which item is now available pursuant to the provision of statute; and

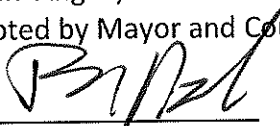
BE IT FURTHER RESOLVED, that a like sum of seven thousand five hundred twenty seven dollars and no cents (\$7,527.77) be and the same is hereby appropriated under the caption of:

ALCOHOL EDUCATION & REHAB GRANT

SECTION 3.

BE IT FURTHER RESOLVED, that the above is the result of monies received from the State of New Jersey and was deposited into the proper account.

I, Ben Angeli, Clerk of the Borough of Stratford, do hereby certify the foregoing resolution was adopted by Mayor and Council at their Regular Meeting held on the 8th day of August, 2017.



Ben Angeli, Borough Clerk

RESOLUTION 2017:132

CHAPTER 159 – CLEAN COMMUNITIES GRANT

WHEREAS, N.J.S.A. 40A:40-87 provides that the Director of the Division of Local Finance may approve the insertion of any special item of revenue in the budget of any county or municipality when such item shall have been made available by law and the amount thereof was not determined at the time of the adoption of the budget; and

WHEREAS, said Director may also approve the insertion of any item of appropriation for equal amount; and

SECTION 1.

NOW, THEREFORE, BE IT RESOLVED that the Borough of Stratford hereby requests the Director of the Division of Local Finance to approve the insertion of an item of revenue in the budget for the year 2017 in the amount of thirteen thousand seven hundred ninety seven dollars and 58 cents (\$13,797.58) Clean Community Grant which item is now available pursuant to the provision of statute; and

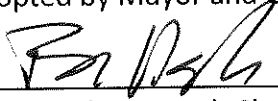
BE IT FURTHER RESOLVED, that a like sum of thirteen thousand seven hundred ninety seven dollars and 58 cents (\$13,797.58) be and the same is hereby appropriated under the caption of:

CLEAN COMMUNITY GRANT

SECTION 3.

BE IT FURTHER RESOLVED, that the above is the result of monies received from the State of New Jersey and was deposited into the proper account.

I, Ben Angeli, Clerk of the Borough of Stratford, do hereby certify the foregoing resolution was adopted by Mayor and Council at their Regular Meeting held on the 8th day of August, 2017.



Ben Angeli, Borough Clerk

RESOLUTION 2017:133

CHAPTER 159 – CLICK IT OR TICKET GRANT

WHEREAS, N.J.S.A. 40A:40-87 provides that the Director of the Division of Local Finance may approve the insertion of any special item of revenue in the budget of any county or municipality when such item shall have been made available by law and the amount thereof was not determined at the time of the adoption of the budget; and

WHEREAS, said Director may also approve the insertion of any item of appropriation for equal amount; and

SECTION 1.

NOW, THEREFORE, BE IT RESOLVED that the Borough of Stratford hereby requests the Director of the Division of Local Finance to approve the insertion of an item of revenue in the budget for the year 2017 in the amount of five thousand five hundred dollars and no cents (\$5,500.00) Reserve for Click It or Ticket Grant which item is now available pursuant to the provision of statute; and

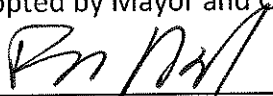
BE IT FURTHER RESOLVED, that a like sum of five thousand five hundred dollars and no cents (\$5,500.00) be and the same is hereby appropriated under the caption of:

CLICK IT OR TICKET GRANT

SECTION 3.

BE IT FURTHER RESOLVED, that the above is the result of monies received from the State of New Jersey and was deposited into the proper account.

I, Ben Angeli, Clerk of the Borough of Stratford, do hereby certify the foregoing resolution was adopted by Mayor and Council at their Regular Meeting held on the 8th day of August, 2017.



Ben Angeli, Borough Clerk

RESOLUTION 2017:134

CHAPTER 159 – DISTRACTED DRIVER GRANT

WHEREAS, N.J.S.A. 40A:40-87 provides that the Director of the Division of Local Finance may approve the insertion of any special item of revenue in the budget of any county or municipality when such item shall have been made available by law and the amount thereof was not determined at the time of the adoption of the budget; and

WHEREAS, said Director may also approve the insertion of any item of appropriation for equal amount; and

SECTION 1.

NOW, THEREFORE, BE IT RESOLVED that the Borough of Stratford hereby requests the Director of the Division of Local Finance to approve the insertion of an item of revenue in the budget for the year 2017 in the amount of five thousand five hundred dollars and no cents (\$5,000.00) Reserve for Distracted Driver Grant which item is now available pursuant to the provision of statute; and

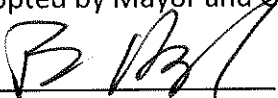
BE IT FURTHER RESOLVED, that a like sum of five thousand five hundred dollars and no cents (\$5,000.00) be and the same is hereby appropriated under the caption of:

DISTRACTED DRIVER GRANT

SECTION 3.

BE IT FURTHER RESOLVED, that the above is the result of monies received from the State of New Jersey and was deposited into the proper account.

I, Ben Angeli, Clerk of the Borough of Stratford, do hereby certify the foregoing resolution was adopted by Mayor and Council at their Regular Meeting held on the 8th day of August, 2017.


Ben Angeli, Borough Clerk

RESOLUTION 2017:135

CHAPTER 159 – PEDESTRIAN SAFETY AND EDUCATION GRANT

WHEREAS, N.J.S.A. 40A:40-87 provides that the Director of the Division of Local Finance may approve the insertion of any special item of revenue in the budget of any county or municipality when such item shall have been made available by law and the amount thereof was not determined at the time of the adoption of the budget; and

WHEREAS, said Director may also approve the insertion of any item of appropriation for equal amount; and

SECTION 1.

NOW, THEREFORE, BE IT RESOLVED that the Borough of Stratford hereby requests the Director of the Division of Local Finance to approve the insertion of an item of revenue in the budget for the year 2017 in the amount of nine thousand nine hundred dollars and no cents (\$9,900.00) Pedestrian Safety & Education Grant which item is now available pursuant to the provision of statute; and

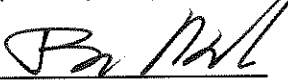
BE IT FURTHER RESOLVED, that a like sum of nine thousand nine hundred dollars and no cents (\$9,900.00) be and the same is hereby appropriated under the caption of:

PEDESTRIAN SAFETY & EDUCATION GRANT

SECTION 3.

BE IT FURTHER RESOLVED, that the above is the result of monies received from the State of New Jersey and was deposited into the proper account.

I, Ben Angeli, Clerk of the Borough of Stratford, do hereby certify the foregoing resolution was adopted by Mayor and Council at their Regular Meeting held on the 8th day of August, 2017.


Ben Angeli, Borough Clerk

RESOLUTION 2017:136

CHAPTER 159 – LABOR DAY CRACKDOWN GRANT

WHEREAS, N.J.S.A. 40A:40-87 provides that the Director of the Division of Local Finance may approve the insertion of any special item of revenue in the budget of any county or municipality when such item shall have been made available by law and the amount thereof was not determined at the time of the adoption of the budget; and

WHEREAS, said Director may also approve the insertion of any item of appropriation for equal amount; and

SECTION 1.

NOW, THEREFORE, BE IT RESOLVED that the Borough of Stratford hereby requests the Director of the Division of Local Finance to approve the insertion of an item of revenue in the budget for the year 2017 in the amount of five thousand five hundred dollars and no cents (\$5,500.00) Labor Day Crackdown Grant which item is now available pursuant to the provision of statute; and

BE IT FURTHER RESOLVED, that a like sum of five thousand five hundred dollars and no cents (\$5,500.00) be and the same is hereby appropriated under the caption of:

LABOR DAY CRACKDOWN GRANT

SECTION 3.

BE IT FURTHER RESOLVED, that the above is the result of monies received from the State of New Jersey and was deposited into the proper account.

I, Ben Angeli, Clerk of the Borough of Stratford, do hereby certify the foregoing resolution was adopted by Mayor and Council at their Regular Meeting held on the 8th day of August, 2017.


Ben Angeli, Borough Clerk

RES. 2017-137 RESOLUTION AUTHORIZING THE PURCHASE OF SOFTWARE FROM
FRA TECHNOLOGIES

Councilman Green motioned to approve. Councilman Gray seconded the motion and all members present voting in favor.

RESOLUTION 2017:137

CHAPTER 159 - DWI CHECK POINT GRANT

WHEREAS, N.J.S.A. 40A:40-87 provides that the Director of the Division of Local Finance may approve the insertion of any special item of revenue in the budget of any county or municipality when such item shall have been made available by law and the amount thereof was not determined at the time of the adoption of the budget; and

WHEREAS, said Director may also approve the insertion of any item of appropriation for equal amount; and

SECTION 1.

NOW, THEREFORE, BE IT RESOLVED that the Borough of Stratford hereby requests the Director of the Division of Local Finance to approve the insertion of an item of revenue in the budget for the year 2017 in the amount of two thousand two hundred dollars and no cents (\$2,200.00) Reserve for DWI Check Point Grant which item is now available pursuant to the provision of statute; and

BE IT FURTHER RESOLVED, that a like sum of two thousand two hundred dollars and no cents (\$2,200.00) be and the same is hereby appropriated under the caption of:

DWI CHECK POINT GRANT

SECTION 3.

BE IT FURTHER RESOLVED, that the above is the result of monies received from the State of New Jersey and was deposited into the proper account.

I, Ben Angeli, Clerk of the Borough of Stratford, do hereby certify the foregoing resolution was adopted by Mayor and Council at their Regular Meeting held on the 8th day of August , 2017.



Ben Angeli, Borough Clerk

RES. 2017-138 RESOLUTION ADOPTING THE 3-YEAR COOPERATIVE AGREEMENT
WITH THE COUNTY OF CAMDEN

Councilwoman Hall motioned to approve. Councilman Green seconded the motion and all members present voting in favor.

RESOLUTION 2017-138

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

WHEREAS, the *Borough* of *Stratford* and the County of Camden wish to establish a cooperative means of conducting certain eligible community development and affordable housing activities; and

WHEREAS, the Uniform Shared Services and Consolidation Act (N.J.S.A. 40A:65-4 et seq.) permits local units such as counties and municipalities to enter into agreements for the provision of joint services; and

WHEREAS, Title 1 of the Housing and Community Development Act of 1974, the Housing and Urban-Rural Recovery Act of 1983, the HOME Program Act of 1991, and the Emergency Solutions Grant, as amended, provides federal funds being made available to Camden County for use to carry out eligible Community Development Activities therein; and

WHEREAS, the *Borough* of *Stratford* will propose certain activities to be carried out under the 39th, 40th and 41st year Community Development, HOME Programs and Emergency Solutions Grant programs; and

WHEREAS, the aforesaid activities are in the best interest of the *Borough* of *Stratford* and the County of Camden;

NOW, THEREFORE, BE IT RESOLVED, by the **GOVERNING BODY** of the *Borough* of the *Stratford* that the 37th, 38th and 39th Year Cooperation Agreement be adopted;

BE IT FURTHER RESOLVED that this Resolution shall take effect immediately upon its enactment.


Josh Keenan

Mayor


Ben Angeli

Municipal Clerk

Certification:

It is hereby certified that the foregoing is a true and correct copy of a resolution duly adopted by the *Governing Body* of the *Borough of Stratford* at a meeting held on *August 8, 2017*

RES. 2017-139 REMOVE SENIOR CITIZEN TAX DEDUCTION IN AMOUNT OF \$104.79

Councilman Dudley motioned to approve. Councilwoman Lomanno seconded the motion and all members present voting in favor.

RESOLUTION 2017-139

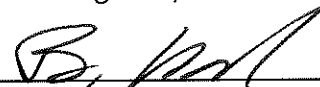
REMOVE SENIOR CITIZEN TAX DEDUCTION

WHEREAS, all eligibility requirements for a SENIOR CITIZEN tax deduction for the year 2017 have not been met due to the sale of the property by the following residents:

<u>BLOCK LOT</u>		<u>NAME</u>	<u>ADDRESS</u>	<u>AMOUNT</u>
87.01	26	Marie Gahagan	52 Saratoga Road	104.79

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Stratford that this tax deduction be removed from the tax duplicate.

I, Ben Angeli, Clerk of the Borough of Stratford, do hereby certify the foregoing resolution was adopted at a regular meeting of the Borough Council held on August 8, 2017.


Ben Angeli, Borough Clerk

RES. 2017-140 SPECIAL EVENTS LICENSE FOR VFW FOR 9/9/17

Councilman Green motioned to approve. Councilman Dudley seconded the motion and all members present voting in favor.

RESOLUTION 2017:140

SPECIAL EVENTS LICENSE FOR VFW

WHEREAS, the Stratford VFW have applied to the Borough of Stratford with application an for a Special Event License; and

WHEREAS, the Special Event License will be for a craft/vendor event to be held on Saturday, September 9, 2017 rain date Sunday, September 10, 2017; and

WHEREAS, the various municipal departments have reviewed the application prior to presenting to the Governing Body; and

WHEREAS, the following conditions are being made of the applications which all must be satisfied in compliance with the Borough of Stratford Ordinance 2009:

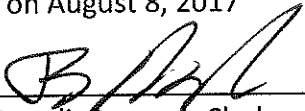
VFW must present proof of insurance.

Hours of operation: Saturday, September 9, 2017

No alcohol will be served at the event

NOW, THEREFORE, BE IT RESOLVED, by Council to approve the Special Event License with the above conditions for the VFW craft/vendor event.

I, Ben Angeli, hereby certify the above resolution was adopted by the Governing Body on August 8, 2017


Ben Angeli, Borough Clerk

RES. 2017-141 DEER CARCASS REMOVAL - \$65

Councilman Green motioned to approve. Councilman Dudley seconded the motion and all members present voting in favor.

RESOLUTION 2017:141

DEER CARCASS REMOVAL SERVICES

WHEREAS, the County of Camden has received bids for Deer Carcass and Removal Services under the Camden County Cooperative Pricing System, System Identifier #57-CCCPS; and

WHEREAS, the only bidder was Deer Carcass Removal Service, LLC of Cream Ridge, NJ for the third (3rd) year option of Bid A25/16 at the rate cost of \$65.00 per deer carcass removal; and

WHEREAS, the Borough of Stratford wants to participate in this Camden County Cooperative Agreement for Deer Carcass Removal Service, LLC in the amount of \$65.00 per removal; and

NOW, THEREFORE, BE IT RESOLVED, by Council to authorize the participation with the County of Camden Cooperative Agreement for Deer Carcass Removal Service, LLC of Cream Ridge for the amount of \$65.00 per deer carcass.

I, Ben Angeli, Borough Clerk, certify the above resolution was adopted on August 08, 2017.


Ben Angeli, Borough Clerk

RES. 2017-142 RESOLUTION RATIFYING TREE REMOVAL SERVICES WITH HARRY'S
TREE SERVICE, LLC

Councilman Dudley motioned to approve. Councilwoman Hall seconded the motion and all members present voting in favor.

RESOLUTION 2017:142

**RESOLUTION RATIFYING TREE REMOVAL SERVICES WITH HARRY'S TREE
SERVICE, LLC**

WHEREAS, pursuant to Ordinance 2017:08, the Borough of Stratford budgeted various monies for tree removal services in the Borough; and

WHEREAS, the Borough was in need of third-party tree removal services for dead or dying trees located on Borough property or in the Borough right-of-way; and


WHEREAS, the Borough obtained two (2) quotes for the tree removal services, the lowest of which was \$9,600.00 from Harry's Tree Service, LLC, located at 825 Valley Drive, Somerdale, New Jersey 08083; and

WHEREAS, the monetary amount for the tree removal services was below the bid threshold, thus exempting them from formal bidding under the Local Public Contracts Law; and

WHEREAS, the tree removal services are necessary to promote the public health, safety and welfare in the Borough of Stratford.

NOW, THEREFORE, BE IT RESOLVED, by the Mayor and Council of the Borough of Stratford, County of Camden and State of New Jersey that the tree removal services performed by Harry's Tree Service, LLC in the amount of \$9,600.00 is hereby ratified.

I, Ben Angeli, Acting Borough Clerk, hereby certify the above resolution was adopted at a regular meeting of Council on August 8, 2017.



Ben Angeli, Borough Clerk

RES. 2017-143 RESOLUTION AUTHORIZING THE PURCHASE OF AN ENFORCER PUMPER TC-06 ("FIRE TRUCK") THROUGH THE HOUSTON-GALVESTON AREA COUNCIL ("H-GAC") COOPERATIVE PURCHASING PROGRAM

Councilman Hartman motioned to approve. Councilwoman Lomanno seconded the motion and all members present voting in favor.

RESOLUTION 2017-143

RESOLUTION AUTHORIZING THE PURCHASE OF AN ENFORCER PUMPER TC-06 ("FIRE TRUCK") THROUGH THE HOUSTON-GALVESTON AREA COUNCIL ("H-GAC") COOPERATIVE PURCHASING PROGRAM

WHEREAS, the Borough of Stratford desires to purchase the Fire Truck for the Borough Fire Department; and

WHEREAS, pursuant to Resolution 2017-102, the Borough was authorized to participate in the national cooperative purchasing program known as H-GAC; and

WHEREAS, through the use of the H-GAC Cooperative Purchasing Program the Borough is able to utilize volume purchasing to obtain discount pricing and purchases are exempt from formal bidding under the Local Public Contracts Law; and

WHEREAS, the purchase price for the Fire Truck under H-GAC Contract FS12-15 is \$606,347.00, which includes a pre-payment discount of \$18,095.00 provided that a deposit of \$400,000.00 is made at the time the Fire Truck is ordered through Pierce Manufacturing, Inc., located in Appleton, Wisconsin; and

WHEREAS, the Borough CFO has certified that funds are available to purchase the Fire Truck.

NOW, THEREFORE, BE IT RESOLVED, by the Mayor and Council of the Borough of Stratford, County of Camden and State of New Jersey that the purchase of the Fire Truck in the amount of is \$606,347.00 with a deposit of \$400,000.00 from Pierce Manufacturing, Inc. of Appleton, Wisconsin is hereby authorized and approved; and

BE IT FURTHER RESOLVED, that the appropriate Borough Official is hereby authorized to execute a Purchase Order with Pierce Manufacturing, Inc. to purchase the Fire Truck and to take any and all steps necessary to effectuate the intent and purpose of this Resolution.

I, Ben Angeli, Acting Borough Clerk, hereby certify the above resolution was adopted at a regular meeting of Council on August 8, 2017.



Ben Angeli, Borough Clerk

APPROVAL OF BILLS:

Be it resolved to approve payment of bills.
Animal Control Checks 1722 through 1726; Manual Checks 19794 through 19799;
Payroll Checks 46965, and 47028 through 47031; Automated check number 30881
through 30971 and various electronic wire transfers.

Councilman Dudley motioned to approve. Councilman Green seconded the motion and all members present voting in favor.

RAFFLE LICENSE: #RA648 – SAO – 50/50 for 2018 Cooperstown team

Councilman Hartman motioned to approve. Councilwoman Lomanno seconded the motion and all members present voting in favor.

COUNCIL COMMENTS:

Councilwoman Lomanno expressed excitement about the Brandywine project and wanted to thank everyone for their hard work. She especially wanted to thank Mr. Maley for all that he has done.

Councilwoman Hall also expressed her thanks and added thanks to the people, especially Ms. Moore for coming out to the meetings.

Councilman Dudley also expressed his excitement about the project. He mentioned that he spoke to Mr. Mills from Heartland and they were moving forward on the Christian Academy site and would be going before the Joint Land Use Board in September. Mr. Dudley also mentioned that Mr. Mills planned on keeping the mansion as part of the project. Mr. Dudley also spoke about the trees that have been cut down and that we still had money left to take care of more of the problem trees. He also mentioned that AC Electric would be cutting some trees below the wires and public works could handle the rest of the tree and cleanup.

Councilman Hartman stated he is happy with where we are with the Brandywine project and looking forward to many more projects in town. He expressed his concern for someone sending in OPRA requests after OPRA requests.

Councilman Gray thanked the public for their patience and support in the process. He thanked former Councilwoman Tate for her guidance in the beginning stages of the process. Mr. Angeli clarified that Ms. Tate did not apply for the open position in the Borough office and had not expressed interest in the position.

Councilman Green spoke about the OPRA request situation and that the work involved in gathering the information and replying to the requester can take Borough employees away from their regular duties. He commented that these requests can cost the taxpayers money. He stated that legitimate OPRA requests are understood but that some that we are getting seem to be designed to disrupt the office. He also thanked the public for their patience in the redevelopment process and stated how much Council appreciated it. Mr. Platt commented that the Borough had no problem with OPRA requests. He said that Stratford is very open and transparent and that Stratford is more so than many other towns. He also stated that with OPRA requests it is better to disclose the information than risk costly litigation.

GOOD AND WELFARE:

Councilman Dudley motioned to open the meeting to the public for Good and Welfare. Councilwoman Lomanno seconded with all present voting in favor.

Cathleen, Sunnybrook Road said she was not notified that work was being done by the utility on her street and that it caused a lot of inconvenience to her and her neighbors.

Mr. Tolomeo, Sunnybrook Road, suggested that we use social media to let people know when work will be done on their street.

Ms. Bauman, Webster Ave., wanted to thank Heartland and asked about the Incollingo site. She also asked about the daycare on Webster. Councilman Hartman explained that we are waiting on a site plan from the owner of the Incollingo site. Mr. Angeli stated that the daycare center owner would be going before the Joint Land Use Board in August and that they had been cited for the condition of the property.

John Gentless, Union Ave., asked about the sign on Kirkwood, the recycle report, the clean communities grant, new software, lawn cutting, vacuum truck, tree on Harvard and meetings held in the Clerk's office.

The Clerk and Mayor replied that they would look into the sign issue and that nothing had been decided concerning using the Clean Communities Grant. Mr. Angeli explained the cost savings in using Ms. McCrea to do and submit the recycle report. Mr. Angeli explained that the new software was not for the CEO, but was for various licenses that are issued. He explained the lawn cutting procedure and that there are no secret meetings being held in his office. Mr. Platt explained how the process of government works in Stratford and that all voting on adoption of ordinances and resolutions is done in a public meeting.

Mr. Gentless, Union Ave, spoke about Council doing a fundraiser for the clock. Mr. Platt advised Council and the Clerk not to respond based on prior talk about possible legal action involving this matter.

Agnes Moore, Laureba Ave., thanked Mayor and Council for their work on the various sites and spoke about how the OPRA requests can be wasting the town's time and money.

Harry Moffett, Vasser Ave., commented about the OPRA process and the \$650.00 he feels he is owed for the clock. He asked who owns the clock and the piece of land that it is sitting on. He also wanted to know who pays the electric for the clock.

Mr. Platt stated the legal opinion that the Borough is not responsible for the debt.

Councilman Dudley handed Mr. Moffett a copy of an e-mail Mr. Moffett received from John Gentless and asked him to read it.

Mike Mangano, Union Ave., asked about a tree on Atlantic Ave and spoke about the OPRA requests.

Councilman Dudley said that the tree work would be done soon and before the various road projects get started.. He added that the tree on Atlantic is on the list to be taken down.

Pat Giacabetti, Laureba Ave., asked about the response time for OPRA requests.

Mr. Platt explained response time and added that most cases go the way of the person making the request. He further added additional information about OPRA law and procedures.

Mr. Berry, Cornell Ave., asked about OPRA and who in the office handles the research. He also spoke about the clock and wanted Council to run a fundraiser.

Mayor Keenan suggested that Mr. Berry start a fundraising committee.

Councilman Hartman stated that there was no animosity toward the clock. He asked where did the money Mr. Moffett gave for the clock go.

Councilman Gray stated that he was not interested in raising money for the clock.

Mr. Berry, Cornell Ave., suggested that the regional school sell their property. He also asked about a vacant property on Cornell Ave.

Councilman Hartman explained that selling school property is the school's decision and that Mr. Berry should take his suggestion before the regional school board.

Joe Hahn, Butonwood Road., spoke about OPRA and the possibility of a solid fence behind the townhouses. He also expressed concerns about the number of kids going into the schools from that development and that the school tax would be going up.

Agnes Moore, Laureba Ave., asked about the cost to the taxpayers for the OPRA requests. Mr. Angeli spoke about the cost for legal fees for information that had to be reviewed.

Councilman Hartman motioned to close the Good and Welfare portion. Councilman Gray seconded the motion, which passed with all members present voting in favor

At 9:15 PM, Councilman Hartman motioned to adjourn the meeting. Councilman Dudley seconded the motion, which passed with all members present voting in favor.

Minutes respectfully submitted by Ben Angeli

