

STRATFORD BOROUGH COUNCIL
AGENDA MEETING MINUTES
SEPTEMBER 7, 2017
7:00 P.M.

CALL TO ORDER:

Borough Clerk Angeli called the meeting to order at 7:00

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 that 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
STEVEN BACH, BOROUGH ENGINEER
RONALD MORELLO, POLICE CHIEF
BEN ANGELI, BOROUGH CLERK

PUBLIC PORTION FOR AGENDA ITEMS ONLY:

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

Mike Mangano, Union Ave., asked about the taxes to be paid through the PILOT program. Mr. Platt stated that the Borough would be getting more taxes than we would otherwise. Mr. Gentless, Union Ave. , spoke about the PILOT and the county share and Mr. Platt replied that the county would be getting 5% and that the schools would be getting an as of yet undetermined amount. Mr. gentles asked about Focus HVAC and if they had a license before and if we could go back and get fees for prior years. Clerk responded that they did not have a license and that he did not know if we could go back a get prior year's fees. Gentless asked about the Camel Vac trailer and advertising for the sale of the trailer. Clerk stated that the trailer was sold in March and Mr. Hartman stated that it was rarely used. Gentles asked about resolution 2017-167 and if those minutes would be reviewed tonight. Mr. Platt explained the two step process fro executive session minutes. Gentles asked about 2017-126 and Mr. bach replied that that was for Sunnybrook Road and Sunnybrook Court. He asked about reports #7, #4 and #3. Clerk stated that #7 would be covered later and that #4 was the complete streets that the engineer would explain. Gentless spoke about trees on Union and Harvard being cut down and Mr. Dudley explained that the contractor has taken down trees before that were close to communication wires. Agnes Moore, Laureba Ave., asked about 2017-156 and Clerk explained that grant was for the hockey courts. Joe Hahn, Buttonwood Road, stated that town should consider an Ordinance to set standards for cutting down and trimming trees. Councilman Gray explained that AC Electric would be taking down some additional trees in town and Councilman Dudley stated that AC electric would be taking additional trees down below the wires and the Borough would look at what

else could be taken care of. Pat Walsh, Meadowlark road, asked if people were cutting down trees on Sunday and stated that no one should be cutting down trees on Sunday. Jack Brennan, Bucknell Ave., asked if executive session minutes were released on the website and Mr. Platt stated that once approved, executive session minutes with redacted information would be available in the Clerk's office. Mr. Brennan asked if the high number of OPRA requests have continued. The Clerk stated that there had been less since the last meeting when the matter was discussed, Councilman Dudley motioned to close the public portion for agenda items. Councilwoman Hall seconded the motion, which passed with all members present voting in favor.

Councilman Hartman motioned to close the public portion for agenda items. Councilman Gray seconded the motion with all members present voting in favor in a voice vote.

MINUTES:

AUGUST 3, 2017 AGENDA MEETING

AUGUST 8, 2017 REGULAR COUNCIL MEETING

EXECUTIVE SESSION MINUTES FOR 5/4/17, 5/9/17, 5/30/17, 6/8/17, 7/6/17 AND 7/11/17

EXECUTIVE SESSION MINUTES FOR 6/13/17

EXECUTIVE SESSION MINUTES FOR 8/3/17

Councilman Dudley motioned to approve. Councilwoman Hall seconded the motion and all members present voting in favor in a voice vote except Councilwoman Hall abstaining from the 6-13-17 meeting and Councilman Green and Councilman Gray abstaining from the 8-3-17 Agenda and Executive session meetings.

POLICE REPORT:



SEPTEMBER 2017
COUNCIL REPORT

8/3 During the afternoon hours, we were called to JFK for a report of a patient actively beating up a treating RN in the ER. As we were arriving we were told the female was fleeing down the ramp right into the arms of arriving officers. Violent female was taken into custody and charged with a pretty serious assault on the healthcare provider.

8/7 An ongoing investigation by county detectives revealed years of sexual abuse by a former resident of Warwick Road. Investigation revealed between 2010-2012 a stepfather was sexually assaulting a stepchild when renting a home on Warwick Rd. The crime came to light as the children aged beyond their adolescent years and ultimately reported the ongoing crimes. The suspect has been charged with Aggravated Sexual Assault and is in the county jail.

8/10 Detective along with Camden Metro PD executed a warrant service at an apartment in Woodmere. The resident was wanted for running two officers over in Camden with an ATV. Suspect was jailed on attempted murder and some physical evidence was recovered during the warrant service. ALL ROADS LEAD TO STRATFORD

8/12 In response to the ongoing concerns regarding CO'2 exposure in the Ford Explorers police vehicles, we conducted a CO'2 test using fire department equipment. All our cars received a clean bill of health.

8/21 Overnight burglary occurred on Hazel Avenue. Interesting prescription RX were stolen from the home. Waiting on fingerprints to be returned from the LAB.

8/23 During the evening hours our officers assisted Somerdale with a motor vehicle pursuit that ensued from a shoplifting case at Walmart. Two Union Avenue residents thought they could steal from Walmart and out run the police thru Somerdale, Cherry Hill Voorhees and ultimately driving home to Union Avenue. Both suspects were arrested trying to fleeing into their home. NO SHOT.

8/24 Overnight a 52 year old resident from Sterling Arms was founded deceased in his apartment resulting from alcohol intoxication. Nothing suspicious

Two new Tiera 1 sex offenders are moving into town, low risk offenders, both will be residing in the Estates section.

Internet rumor of an armed robbery and serious assault of a gas attended surfaced over the past few weeks. No such crime occurred.

Resolution to apply for Drunk Driving Enforcement Grant the amount of \$21,874.70

The award is based on DWI convictions and some bottle tax. Our officers were efforts are remarking regarding DWI enforcement 6th most DWI arrests for municipal police departments in the state.

Two Matters, Court Administrator Title was just accepted by NCSC, they informed me that they waived the test and his appointment is permanent.

Business License Ersee Auto Sales still incomplete no further information provided

Business License 41 S. WHP Crown Tabaco wholesalers, approved

Chief Morello also gave an update on the Laurel Road construction project. He stated that Officers Camburn an Romeo had been given conditional offers and that their status would change from special officers to part-time officers.

ENGINEER REPORT:

Mr. Bach explained complete streets resolution and agreement and explained that this would help in applying for grants. He spoke about grant application for Sunnybrook Road and Sunnybrook Court. He recommended that the Borough award the Rolling road and Sleepy Hollow road project to Landberg Construction. He spoke about the bids we received and that the winning bid was about \$80,000 less than the next lowest bid. Explained that we like getting half a road for free and he commented on the quality of Landberg's work. Mr. Dudley asked if we should look at doing an additional road and Mr. Bach said he would look into setting up a walking tour to look at the other roads in town. Mr. Bach spoke about the NJDOT project for ADA ramps. Mr. Platt said he reviewed the contract and that it is standard and that most contracts like this include a buy American clause. Mr. Dudley asked the Chief about the end of Pennsylvania and if putting some lines in the intersection would be helpful. The Chief said that most likely it would not be effective.

OLD BUSINESS:

The Clerk read the ordinances listed under old business and stated the dates of the hearings.

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.

Second reading and public hearing on September 12, 2017 at 7:00.

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 LLC
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") with substantial improvements (the "Project Improvements"), the Mayor and Borough Council have agreed to enter into a Financial Agreement (the "Financial Agreement") with Stratford Square Urban Renewal Condominium Association LLC (the "URE") 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 URE 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 URE to proceed with the Project; and

WHEREAS, the Borough and the URE 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 LLC 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 LLC 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 August, 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

ORDINANCE 2017-13

AMENDING ORDINANCE 2017-09 ESTABLISHING SALARIES
Second reading and public hearing on September 12, 2017 at 7:00.

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

NEW BUSINESS:

REPORT #1 FALL FESTIVAL INSURANCE

Council debated the idea of issuing a certificate of insurance naming the Board of Education as an additional insured for the fall festival. Mr. Platt stated that it was an administrative decision and he explained how the Borough is covered under Title 59. Mr. Gray spoke about how the Borough had always issued the certificate and how it may be difficult for the SBCA to purchase insurance at this late date. He mentioned staying the course this year and doing something different next year. Ms. Lomanno had concerns with doing this for the SBCA and not doing it for the VFW. The Mayor asked what the vendor fees were and what they were used for, Mr. Gray explained how the SBCA has to pay for certain things up front and he mentioned how the proceeds are largely donated to local families in need. Mr. Dudley spoke about the history of where the donations went. Mr. Green asked if the festival would happen with out the certificate and how we should look to do an Ordinance in the future. After discussion ended, a motion was made by Councilman Green to approve a resolution, since numbered 2017-161, Titled "Borough will supply a certificate of insurance naming the Stratford Board of Education as an additional insured for this year's Fall festival and not require the SBCA to provide it's own certificate of Insurance for the Fall festival for this year". Councilman Dudley seconded the motion with a Roll call vote as follows:

Green- yes Gray – Abstain Hartman – yes Hall – yes Lomanno – No Dudley – yes
Motion carries 4 to 1.

RESOLUTION 2017- 161

Borough will supply a certificate of insurance naming the Stratford Board of Education as an additional insured for this year's Fall festival and not require the SBCA to provide it's own certificate of Insurance for the Fall festival for this year

WHEREAS, Mayor and Council have discussed the fall festival insurance issue and

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Stratford to supply a certificate naming the Stratford Board of Education as an additional insured for this year's Fall festival and not require the SBCA to provide it's own certificate of Insurance for the Fall festival for this year.

I, Ben Angeli, Clerk of the Borough of Stratford, do hereby certify the foregoing resolution was approved at a meeting of the Borough Council held on September 7, 2017.



Ben Angeli, Borough Clerk

REPORT #2 CALENDAR CHANGES – Clerk asked for any changes for the new calendar

REPORT #3 TREES – Mr. Dudley mentioned Rotary wanted to donate some trees to the town.

REPORT #4 COMPLETE STREETS RESOLUTION – Covered by Mr. Bach in his report.

REPORT #5: NJDOT ADA PROJECT - Covered by Mr. Bach in his report.

REPORT #6 9/11 DEDICATION – Clerk mentioned the 9/11 ceremony on Saturday and that Mr. Bach donated the engineering services for the memorial. It was also mentioned that the landscaper also donated some services.

REPORT #7 FIRE MARSHALL – Clerk mentioned that our buildings have been inspected and we addressed some issues and should be good to go.

REPORT #8 CONVENTION 11-14 to 11-16 – Clerk asked Council members to notify the office if they intended on going to the conference.

RESOLUTIONS:

RES. 2017- 144 APPOINTMENT OF CROSSING GUARDS

Councilman Hartman motioned to approve. Councilman Green seconded the motion and all members present voting in favor in a voice vote.

RESOLUTION 2017-144

APPOINTMENT OF CROSSING GUARDS

WHEREAS, the Borough of Stratford employs school crossing guards; and

WHEREAS, the school crossing guards are under the supervision of the Stratford Chief of Police,

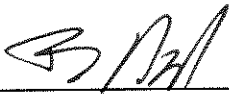
NOW, THEREFORE, BE IT RESOLVED, by Mayor and Council of the Borough of Stratford to recognize the title of school crossing guards and authorize said employment of school crossing guards; and

FURTHERMORE, BE IT RESOLVED, by the Mayor and Council of the Borough of Stratford that the following are promised employment effective July 1, 2017,

JoAnne Kelly (Captain)
Naomi Leszczynski
Joseph Hee
Sharon Boswell
Kim Houseman
Keith Carney
Harry Cook
Christine Osciak
Christine H. Larsen
Lorraine Morello
Cathy Gibson
Tricia Riebel

Patricia White
Mark Tentarelli
Tina Wiseman
Marianne E. Gallagher
Nicole L Trusko
Rose O'Hara
Kay Mayer
Nicholas Giove

I, Ben Angeli, Borough Clerk, hereby certify the above resolution was adopted by the Governing Body on September 7, 2017.



Ben Angeli, Borough Clerk

RES. 2017- 145 SETTING CURFEW FOR 10-27-17 TO 10-31-17 (7:00PM)
Councilman Dudley motioned to approve. Councilwoman Hall seconded the motion and all members present voting in favor in a voice vote.

RESOLUTION 2017-145

SETTING CURFEW FOR 10-27-17 TO 10-31-17

BE IT RESOLVED by the Mayor and Council of the Borough of Stratford, upon the recommendation of the Stratford Police Department, a Juvenile Curfew, up to 18 years of age, is to be in effect for the period from Friday, October 27, 2017 through and including Tuesday, October 31, 2017;

BE IT FURTHER RESOLVED, the Juvenile Curfew is also declared to be 7:00 PM from the aforesaid dates.

I, Ben Angeli, Borough Clerk, hereby certify the above resolution was adopted by the Governing Body on September 7, 2017.



Ben Angeli, Borough Clerk

RES. 2017- 146 AUTHORIZE ENGINEER TO FILE NJDOT GRANT APPLICATION
Councilwoman Hall motioned to approve. Councilman Green seconded the motion and all members present voting in favor in a voice vote.

RESOLUTION 2017-146

AUTHORIZE ENGINEER TO FILE NJDOT GRANT APPLICATION

WHEREAS, the State of New Jersey Department of Transportation offers municipal aid grants to assist in funding municipal road reconstruction projects; and

WHEREAS, the Borough of Stratford finds the need for funding to repair and reconstruct and resurface Sunnybrook Road and Sunnybrook Court; and

WHEREAS, the Borough of Stratford Engineer is capable in making the said application,

THEREFORE, BE IT RESOLVED, by the Mayor and Council to authorize the Borough Engineer Bach Associates to make the New Jersey Department of Transportation Municipal Aid application for the resurfacing of Sunnybrook Road and Sunnybrook Court.

I, Ben Angeli, Clerk of the Borough of Stratford, hereby certify that the foregoing resolution was adopted by the Governing Body at their Agenda meeting held on the 7th day of September, 2017.



Ben Angeli, Municipal Clerk

RES. 2017- 147 RESOLUTION AUTHORIZING THE RELEASE OF CERTAIN
EXECUTIVE SESSION MEETING MINUTES

Councilman Gray motioned to approve. Councilwoman Lomanno seconded the motion and all members present voting in favor in a voice vote.

RESOLUTION 2017-147

**RESOLUTION AUTHORIZING THE RELEASE OF CERTAIN EXECUTIVE SESSION
MEETING MINUTES**

WHEREAS, the Stratford Council, as permitted by the Open Public Meetings Act, N.J.S.A. 10:4-6, *et seq.* conducts portions of municipal meetings closed to the public from time

to time if permitted by one of the enumerated exceptions in the law; and

WHEREAS, in 2017, the Borough Council conducted such meetings on the following topics:

<u>Date:</u>	<u>Exemption:</u>	<u>Topic</u>
May 4, 2017	Personnel	Employee, hiring, consultant
May 9, 2017	Negotiation	Redevelopment
May 30, 2017	Negotiation	Redevelopment
June 8, 2017	Negotiation and Personnel	Redevelopment and police Department matter
June 13, 2017	Negotiation	Redevelopment
July 6, 2017	Personnel	Employment matter
July 11, 2017 (First)	Negotiation and Personnel	Employee Contract
July 11, 2017 (second)	Negotiation	Redevelopment
August 3, 2017 (First)	Negotiation	Redevelopment
August 3, 2017 (Second)	Personnel	Employee and employment

* Redactions remain on minutes to be released. Attorney to annually review minutes to determine when/if information may be released.

WHEREAS, in accordance with the Open Public Meetings Act, minutes of closed session meetings must be released to the public when:

- With respect to litigation, negotiations, collective bargaining and attorney-client privileged matters, at the conclusion of said litigation or negotiations where, in the opinion of the solicitor, release is appropriate and will not compromise the Borough's ability to engage in future negotiation, reveal litigation tactics or otherwise violate the attorney-client privilege;
- With respect to the acquisition of property at such time as the property is acquired or the acquisition is abandoned;
- With regard to personnel and/or employment relationship matters at such time as the affected employee shall authorize the release of such information, and/or in accordance with South Jersey Pub. Co. v. N.J. Expressway Auth., 124 N.J. 478 (1991);
- With respect to matters required by law to be confidential, public safety, which may affect the receipt of government funds or the imposition of a penalty at such time as the need for confidentiality no longer exists.

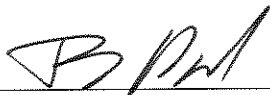
WHEREAS, the Borough Solicitor reviewed the minutes of closed sessions

involving the matters identified above and authorizes release of same, recognizing that certain matters continue to remain confidential for the reasons indicated.

NOW, THEREFORE, BE IT RESOLVED, by the Borough Council of the Borough of Stratford, County of Camden, State of New Jersey that Executive Session Meetings heretofore held on the foregoing subjects be and they are hereby released to the public unless redactions have been identified by the Borough Solicitor.

BE IT FURTHER RESOLVED, that the Borough Solicitor shall review the above-indicated minutes annually to determine if the need for confidentiality remains and the same shall be released without further action of this Council if and when the Solicitor determines that release is appropriate.

I, Ben Angeli, Acting Borough Clerk, hereby certify the above resolution was adopted at a regular meeting of Council on September 7, 2017.



Ben Angeli, Borough Clerk

RES. 2017- 148 DISBURSEMENT OF TAX OVERPAYMENT (AMOUNT \$253.61)
Councilman Dudley motioned to approve. Councilman Green seconded the motion and all members present voting in favor in a voice vote.

RESOLUTION 2017- 148

DISBURSEMENT OF TAX OVERPAYMENT

WHEREAS, an overpayment was received in the Tax Collector's office for Block 66, Lot 6 - 12 Hazel Ave;

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Stratford the the amount of \$253.61 be disbursed to CoreLogic Real Estate Tax Service for the overpayment.

I, Ben Angeli, Clerk of the Borough of Stratford, do hereby certify the foregoing resolution was approved at a meeting of the Borough Council held on September 7, 2017.



Ben Angeli, Borough Clerk

RES. 2017- 149 DISBURSEMENT OF TAX OVERPAYMENT (AMOUNT \$1959.57)
Councilman Hartman motioned to approve. Councilwoman Lomanno seconded the motion and all members present voting in favor in a voice vote.

RESOLUTION 2017- 149

DISBURSEMENT OF TAX OVERPAYMENT

WHEREAS, an overpayment was received in the Tax Collector's office for Block 87.01, Lot 40 - 24 Saratoga Raod;

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Stratford the the amount of \$1,959.57 be disbursed to CoreLogic Real Estate Tax Service for the overpayment.

I, Ben Angeli, Clerk of the Borough of Stratford, do hereby certify the foregoing resolution was approved at a meeting of the Borough Council held on September 7, 2017.



Ben Angeli, Borough Clerk

RES. 2017- 150 RESOLUTION RATIFYING SALE OF 2002 CAMEL VAC TRAILER
(\$23,000)

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

RESOLUTION 2017-150

RESOLUTION RATIFYING SALE OF 2002 CAMEL VAC TRAILER

WHEREAS, the Borough of Stratford owned a 2002 Camel Vac Trailer, serial #02910197;

and

WHEREAS, the Borough did not have use for the Vac trailer; and

WHEREAS, the Borough contacted Vacuum Sales. Inc, 51 Stone Road, Lindenwold, NJ,
about the desire to sell the Vac Trailer; and

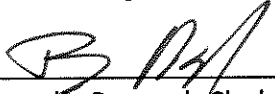
WHEREAS, Vacuum Sales Inc. of Lindenwold, NJ, was contacted by a buyer and

WHEREAS, Vacuum Sales Inc. of Lindenwold offered to purchase the Vac trailer for \$23,000; and

WHEREAS, The Borough of Stratford deemed the offer reasonable and acceptable; and

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 sale of the 2002 Camel Vac Trailer to Vacuum Sales. Inc of Lindenwold, NJ for the amount of \$23,000 is hereby ratified.

I, Ben Angeli, Borough Clerk, hereby certify the above resolution was adopted at a regular meeting of Council on September 7, 2017.



Ben Angeli, Borough Clerk

RES. 2017- 151 **APPOINTMENT OF POLICE OFFICERS**

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

**RESOLUTION 2017-151
APPOINTMENT OF POLICE OFFICERS**

Whereas, the Mayor & Borough Council of the Borough of Stratford finds that for the health, safety and welfare of the citizens of the Municipality, that the appointment of Police Officers are needed.

NOW, THEREFORE, BE IT RESOLVED by the Mayor & Borough Council of the Borough of Stratford to appoint effective October 1, 2017, from the certified list of top three eligible candidates:

**DOMINIC ROMEO
DANIEL CAMBURN**

As **POLICE OFFICERS** from the New Jersey Civil Service Commission, Certified List # OL170879, dated July 24, 2017, certifying Symbol # 02728.

I, Ben Angeli, Borough Clerk of the Borough of Stratford do hereby certify the forgoing resolution was adopted by the Governing Body at a Meeting held on 7th day of September 2017.


Ben Angeli, Borough Clerk

RES. 2017- 152 AWARD ELECTRIC CONTRACT THROUGH SOUTH JERSEY
POWER COOPERATIVE

Councilman Hartman motioned to approve. Councilman Gray seconded the motion and all members present voting in favor in a voice vote.

RESOLUTION 2017-152

**AWARD ELECTRIC CONTRACT THROUGH
SOUTH JERSEY POWER COOPERATIVE**

WHEREAS, the Camden County South Jersey Power Cooperative publicly advertised bids for the purpose of procuring electric energy services and received bids in April, 2015; and

WHEREAS, the lowest responsible bidder for electric generation service for Atlantic City Electric customers as follows:

1. South Jersey Energy Company, for pricing option 1, from Appendix A of the ITB. fixed price option for a period of 12 months beginning September 1, 2017 for Facility Accounts only in AECO territory at a rate of \$0.07354 per kWh; and
2. Constellation New Energy, Inc. for Option 2 from Appendix A of the ITB. fixed price option for a period of 12 months beginning September 1, 2017 for accounts located in AECO territory at a rate of \$0.03923 per kWh; and,
3. Constellation New Energy, Inc. for Option 5 from Appendix A of the ITB. fixed price option for a period of 12 months beginning September 1, 2017 for accounts located in PSEG territory at a rate of \$0.04369 per kWh; and,

THEREFORE, BE IT RESOLVED, by the Governing Body of the Borough of Stratford to execute all documents necessary to effect the agreement described herein with Constellation New Energy, Inc., 100 Constellation Way, Baltimore, MD and South Jersey Energy Company, One North White Horse Pike, P.O. Box 152, Hammonton, NJ, be and the same awarded by the Camden County Freeholders.

I, Ben Angeli, Borough Clerk, hereby certify the above noted Resolution was adopted at the regular meeting of the Governing Body on September 7, 2017.



Ben Angeli, Borough Clerk

RES. 2017- 153

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

Mr. Platt mentioned that the litigation to be discussed was filed on August 25th and the suit was against the Mayor and Council of Stratford and filed by Stratford Citizens for Responsible development Inc. the address for the group is 2301 Evesham Road, suite 207, Voorhees, NJ Councilman Hartman motioned to approve. Councilwoman Lomano seconded the motion and with all members present voting in favor in a roll call vote.

RESOLUTION 2017-153

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

WHEREAS, the Governing Body of the Borough of Stratford is subject to certain requirements of the *Open Public Meetings Act*, NJSA 10:4-6 et seq., and

WHEREAS, the *Open Public Meetings Act*, NJSA 10:4-12, provides that an Executive Session, not open to the public, may be held for certain specified purposes when authorized by Resolution, and

WHEREAS, it is necessary for the Governing Body of the Borough of Stratford to discuss in a session not open to the public certain matters relating to the item or items authorized by NJSA 10:4-12b and designated below:

_____ (1) ***Matters required by Law to be Confidential:*** Any matter which, by express provision of Federal law or State statute or rule of court shall be rendered confidential or excluded from the provisions of the Open Public Meetings Act.

_____ (2) ***Matters Where the Release of Information Would Impair the Right to Receive Funds:*** Any matter in which the release of information would impair a right to receive funds from the Government of the United States.

_____ (3) ***Matters Involving Individual Privacy:*** Any material the disclosure of which constitutes an unwarranted invasion of individual privacy such as any records, data, reports, recommendations, or other personal material of any educational, training, social service,

medical, health, custodial, child protection, rehabilitation, legal defense, welfare, housing, relocation, insurance and similar program or institution operated by a public body pertaining to any specific individual admitted to or served by such institution or program, including, but not limited to information relative to the individual's personal and family circumstances, and any material pertaining to admission, discharge, treatment, progress or condition of any individual, unless the individual concerned (or, in the case of a minor or incompetent, his guardian) shall request in writing that the same be disclosed publicly.

_____ (4) **Matters Relating to Collective Bargaining Agreements:** Any collective bargaining agreement, or the terms and conditions which are proposed for inclusion in any collective bargaining agreement, including the negotiation of the terms and conditions thereof with employees or representatives of employees of the public body.

_____ (5) **Matters Relating to the Purchase, Lease or Acquisition of Real Property or the Investment of Public Funds:** Any matter involving the purchase, lease, or acquisition of real property with public funds, the setting of banking rates or investment of public funds, where it could adversely affect the public interest if discussion of such matters were disclosed.

_____ (6) **Matters Relating to Public Safety and Property:** Any tactics and techniques utilized in protecting the safety and property of the public, provided that their disclosure could impair such protection. Any investigations of violations of possible violations of the law.

 X (7) **Matters Relating to Litigation, Negotiations and the Attorney-Client Privilege:**
The topic of discussion is related to Attorney/Client Privilege. These items are for #7 of the Executive Session Resolution for matter relating to litigation, negotiations, and the Attorney-Client Privilege.

 X (8) **Matters Relating to the Employment Relationship:** Any matter involving the employment, appointment, termination of employment, terms and conditions of employment, evaluation of the performance of promotion or disciplining of any specific prospective public officer or employee or

PAGE 2

current public officer or employee employed or appointed by the public body, unless all the individual employees or appointees whose rights could be adversely affected request in writing that such matter or matters be discussed at a public meeting.

_____ (9) **Matters Relating to the Potential Imposition of a Penalty:** Any deliberations of a public body occurring after a public hearing that may result in the imposition of a specific civil penalty upon the responding party or the suspension or loss of a license or permit belonging to the responding party bears responsibility.

NOW, THEREFORE BE IT RESOLVED by the Governing Body of the Borough of Stratford, assembled in public session on September 7, 2017 that an Executive Session closed to the

public shall be held on September 7, 2017 at approximately 7:00 p.m. in the Justice Facility, 315 Union Avenue, Stratford, NJ for the discussion of matters relating to the specified items designated above. It is anticipated that the deliberations conducted in Closed Session may be disclosed to the public upon the determination of the Governing Body that public interest will no longer be served by such confidentiality.

The following resolution was duly adopted by the Governing Body of the Borough of Stratford at a public meeting held on September 7, 2017.

I, Ben Angeli, Acting Borough Clerk, hereby certify the above resolution was adopted on September 7, 2017.



Ben Angeli, Borough Clerk

RES. 2017- 154 RESERVE FOR MUNICIPAL ALLIANCE GRANT (\$25,000)
Councilman Green motioned to approve. Councilwoman Lomanno seconded the motion and with all members present voting in favor in a roll call vote.

RESOLUTION 2017-154
RESERVE FOR MUNICIPAL ALLIANCE 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 thirty-two thousand seven hundred twenty-eight dollars and no cents (\$32,728.00) Reserve for Municipal Alliance Grant which item is now available pursuant to the provision of statute; and

BE IT FURTHER RESOLVED, that a like sum of thirty-two thousand seven hundred twenty-eight dollars and no cents (\$32,728.00) be and

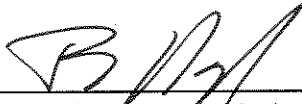
the same is hereby appropriated under the caption of:

RESERVE FOR MUNICIPAL ALLIANCE 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, Borough Clerk, hereby certify the above noted Resolution was adopted at the meeting of the Governing Body on September 7, 2017.



Ben Angeli, Borough Clerk

RES. 2017- 155 AWARD SEWER ROOT CONTROL BID TO MUNICIPAL SALES INC. FOR \$13,610.25

Councilman Dudley motioned to approve. Councilwoman Hall seconded the motion and with all members present voting in favor in a roll call vote.

RESOLUTION 2017-155

**AWARD SEWER ROOT CONTROL BID
MUNICIPAL SALES INC. FOR \$13,610.25**

WHEREAS, the Borough of Stratford advertised and received bids for the annual sewer treatment for root control of various sections of the sewer main; and

WHEREAS, the low bid was received by Municipal Sales, Inc. of New York in the amount of \$13,610.25 which is \$1.15 per linear foot; and

NOW, THEREFORE, BE IT RESOLVED, by Mayor and Council to award the bid to Municipal Sales Inc. for \$1.15 per linear foot with a total of \$13,610.25.

I, Ben Angeli, Clerk of the Borough of Stratford, do hereby certify the foregoing resolution was adopted on September 7, 2017.



Ben Angeli, Borough Clerk

RES. 2017- 156 RESOLUTION AUTHORIZING THE BOROUGH OF STRATFORD TO ENTER INTO AND EXECUTE A SHARED SERVICES AGREEMENT WITH THE COUNTY OF CAMDEN FOR THE OPEN SPACE GRANT PROGRAM. (\$25,000)

Councilman Gray motioned to approve. Councilwoman Lomano seconded the motion and with all members present voting in favor in a roll call vote.

RESOLUTION 2017-156

RESOLUTION AUTHORIZING THE BOROUGH OF STRATFORD TO ENTER INTO AND EXECUTE A SHARED SERVICES AGREEMENT WITH THE COUNTY OF CAMDEN FOR THE OPEN SPACE GRANT PROGRAM. (\$25,000)

WHEREAS, the Borough of Stratford is a municipal corporation and body politic duly organized and existing under the laws of the State of New Jersey for the purpose, among others, of insuring the health, safety and welfare of its residents; and

WHEREAS, the County of Camden is a corporate of the state and body politic duly organized and existing under the laws of the State of New Jersey for the purpose, among others, of insuring the health, safety and welfare of its residents; and

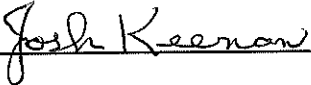
WHEREAS, pursuant to the Uniform Shared Services and Consolidation Act, N.J.S.A. 40A:65-1 et seq., municipalities are authorized to enter into agreements to provide or receive services; and

WHEREAS, the Borough of Stratford and the County of Camden desire to enter into a Shared Services Agreement for the purpose of implementing the recommendations of the Camden County Open Space Trust Fund Advisory Committee, and

WHEREAS, it has been determined that the Agreement will benefit the health, safety and welfare of the residents of the Borough of Stratford.

NOW, THEREFORE, BE IT RESOLVED, by the mayor and Council of the Borough of Stratford that the aforementioned Shared Services Agreement, a copy of which is attached hereto as Exhibit "A," is hereby approved; and

BE IT FURTHER RESOLVED, that the Mayor of the Borough of Stratford is authorized to implement this resolution and execute any documents necessary in connection therewith.

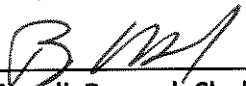


Josh Keenan, Mayor



Ben Angeli, Borough Clerk

I hereby certify that the foregoing Resolution was adopted by the Stratford Borough Council at a regularly scheduled meeting on this 7th day of September, 2017.



Ben Angeli, Borough Clerk

RES. 2017-157 REFUND PERMIT FEE OF \$65.00
Councilwoman Lomanno motioned to approve. Councilman Dudley seconded the motion and with all members present voting in favor in a voice vote.

RESOLUTION 2017-157

REFUND PERMIT FEE OF \$65.00

WHEREAS, the Borough of Stratford has received a permit fee of \$65.00 from George Meyer, 15 Sunnybrook Road, Unit D, Stratford, NJ and;

WHEREAS, Mr. Meyer decided not to have the inspection done;

NOW, THEREFORE, BE IT RESOLVED, by Mayor and Council to authorize the refund of \$65.00 for George Meyer

I, Ben Angeli, Borough Clerk, hereby certify the above resolution was adopted on September 7, 2017.



Ben Angeli, Borough Clerk

RES. 2017-158	REFUND SEWER PAYMENTS					
	<u>BLOCK</u>	<u>LOT</u>	<u>ACCT</u>	<u>NAME</u>	<u>ADDRESS</u>	<u>AMOUNT</u>
	109	28	2070-0	Beverly Corte	14 Sleepy Hollow	50.00
	110	8	2121-0	Sylvia Louie	211 Winding Way	25.00

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

RESOLUTION 2017-158

REFUND SEWER PAYMENTS

WHEREAS, the Borough of Stratford has instituted a sewer rate for the senior homeowners for 2017; and

WHEREAS, those who qualify for the NJ State Senior Tax Deduction will be abated from paying sewer; and

WHEREAS, the following have been approved for the NJ State Senior Tax Deduction and should have been abated for sewer:

<u>BLOCK</u>	<u>LOT</u>	<u>ACCT</u>	<u>NAME</u>	<u>ADDRESS</u>	<u>AMOUNT</u>
109	28	2070-0	Beverly Corte	14 Sleepy Hollow	50.00
110	8	2121-0	Sylvia Louie	211 Winding Way	25.00

NOW, THEREFORE, BE IT RESOLVED, to remove the sewer fee charged to each account on the above and to refund the payments made.

I, Ben Angeli, Clerk of the Borough of Stratford, do hereby certify the foregoing resolution was approved at a regular meeting of the Borough Council conducted on September 7, 2017.



Ben Angeli, Borough Clerk

RES. 2017-159 MAINTENANCE LIENS (\$810.00)

Councilman Dudley motioned to approve. Councilman Gray seconded the motion and with all members present voting in favor in a roll call vote.

RESOLUTION 2017:159

MAINTENANCE LIENS

WHEREAS, there exists vacant property in the Borough of Stratford; and

WHEREAS, the last known record owner has been duly notified to maintain the property; and

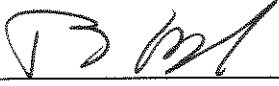
WHEREAS, Stratford Contracted Services/Stratford employees to be utilized to maintain the property; and

WHEREAS, the following amount is due for services rendered for August and September, 2017:

BLOCK/LOT		DATE		DATE		TOTAL
18/4	lawn maintenance	8/19/17	45.00	9/2/17	45.00	90.00
19/1	lawn maintenance	8/19/17	45.00	9/2/17	45.00	90.00
18/11	lawn maintenance	8/19/17	45.00	9/2/17	45.00	90.00
92/12	lawn maintenance	8/19/17	45.00	9/2/17	45.00	90.00
55/12	lawn maintenance	8/19/17	45.00	9/2/17	45.00	90.00
55/1	lawn maintenance	8/19/17	45.00	9/2/17	45.00	90.00
114/15	lawn maintenance	8/5/17	45.00	8/26/17	45.00	90.00
78/17	lawn maintenance	8/19/17	45.00	9/2/17	45.00	90.00
12/9	lawn maintenance	8/5/17	45.00	8/26/17	45.00	90.00
TOTAL						810.00

NOW, THEREFORE, BE IT RESOLVED by Mayor and Council to authorize a lien on the above noted properties for the work completed by the Borough on behalf of the property owner.

I, Ben Angeli, Borough Clerk, hereby certify the above resolution was adopted by the Governing Body of the Borough of Stratford at a meeting held on September 7, 2017.



Ben Angeli, Borough Clerk

Councilman Dudley motioned to approve. Councilwoman Hall seconded the motion and with all members present voting in favor in a roll call vote.

RESOLUTION 2017- 160

**AWARD 2017 ROAD IMPROVEMENT PROGRAM
SLEEPY HOLLOW AND ROLLING ROAD**


WHEREAS, the Borough of Stratford has received bids for the 2017 Road Improvement Program (Sleepy Hollow and Rolling Road); and

WHEREAS, the low bid is from Landberg Construction, LLC in the amount of Base Bid \$176,545.30, Alternate Bid #1 \$3,344.00, Total \$179,889.30; and

WHEREAS, the Borough Engineer has reviewed the bid documents and consulted with the Municipal CFO and has concluded to recommend the award to the low bidder; and

NOW, THEREFORE, BE IT RESOLVED, to authorize the award of the bid for the 2017 Road Improvement Program to Landberg Construction, LLC, Mays Landing, NJ in the amount of \$179,889.30

I, Ben Angeli, Borough Clerk, hereby certify the above resolution was adopted by the Governing Body on September 7, 2017.



Ben Angeli, Borough Clerk

BUSINESS LICENSE:

Focus HVAC Llc., 7 Pennsylvania Ave.
Crown Wholesale Distributor, 41 S. White Horse Pike

In a block vote, Councilman Dudley motioned to approve. Councilman Gray seconded the motion and with all members present voting in favor in a voice vote.

RAFFLE LICENSE:

RA 649 for Our Lady of Guadalupe, Basket Raffle on October 15, 2017

Councilman Dudley motioned to approve. Councilman Gray seconded the motion and all members present voting in favor in a voice vote.

COUNCIL COMMENTS:

Councilman Green asked the Chief about the yellow flags on his street. He also thanked the Chief and his men for helping with the transport of his Mother-in-law to the hospital. Councilman Hartman wanted to thank patrolman Johnson for noticing Frank's car door being open with his golf clubs inside late at night.

GOOD AND WELFARE:

Motion to open to the public for Good and Welfare:

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

John Gentless, Union Ave, asked about street permits, the sign for Ruth Roderick Way, the one way cut through street, JLUB meeting minutes being put on website, and the VAC trailer. He then suggested that Joe Tully be given the citizenship award for being responsible for bringing the Brandywine deal to Stratford. Mr. Gentless said that Mr. Tully should get 100% of the credit for the deal getting done. The Clerk responded that he confirmed with the person that did the calculations that they were correct and that he would look into the JLUB meeting minutes being posted. Agnes Moore, Laureba Road, spoke about some wires that have been wrapped around other wires. She commented on the schools telling the town what they can and cannot do and wanted to know what the suit was about. Mr. Platt responded that the suit involved the Laurel Mills project. She mentioned that she would be going to the group's address to see exactly who was involved. Mr. Brennan, Bucknell Ave, asked if 9/11 memorial would be covered and Mr. Hartman replied that it would not be covered.

Motion to close the Good and Welfare portion of the meeting:

Councilman Dudley motioned to approve. Councilman Gray seconded the motion and all members present voting in favor in a voice vote.

Motion to go into executive session:

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

Motion to leave executive session:

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

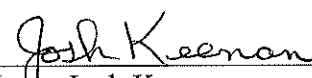
ADJOURN:

Councilman Hartman motioned to adjourn the meeting. Councilman Gray seconded the motion and all members present voting in favor in a voice vote.

Meeting was adjourned at 10:18 PM

Minutes respectfully submitted by:


Ben Angeli, Borough Clerk


Mayor Josh Keenan