

STRATFORD BOROUGH COUNCIL
AGENDA MEETING MINUTES
THURSDAY, MAY 9, 2019
7:00 P.M.

CALL TO ORDER: Mayor Keenan called the meeting to order at 7:00 P.M.

PLEDGE OF ALLEGIANCE: Mayor Keenan led the Pledge and said an opening prayer.

STATEMENT OF ADVERTISEMENT: The Mayor read the following statement:

Notice of this meeting has been provided to the Courier Post and The Retrospect and is posted on the Borough Hall Bulletin Board stating the time and the place of the meeting.

ROLL CALL:

MAYOR JOSH KEENAN – PRESENT
COUNCIL PRESIDENT TINA LOMANNO – PRESENT
TOM COLLINS, COUNCILMAN – PRESENT
PATRICK GILLIGAN, COUNCILMAN – PRESENT
PATRICK GREEN, COUNCILMAN – ABSENT
LINDA HALL, COUNCILWOMAN – PRESENT – ARRIVED AT 7:12 PM
FRANK HARTMAN, COUNCILMAN – PRESENT
STUART PLATT, BOROUGH SOLICITOR – PRESENT
CRAIG REILLY, BOROUGH ENGINEER – PRESENT
RON MORELLO, POLICE CHIEF – PRESENT
CHRIS CONROY, BOROUGH ADMINISTRATOR – PRESENT
MICHAELA BOSLER, ACTING BOROUGH CLERK – PRESENT

PROCLAMATIONS

- National Gun Violence Awareness Day – Councilman Collins read the proclamation for gun safety awareness month and proclaiming June first as gun violence awareness day. Ms. Erica Romano thanked Mayor and Council for the proclamation.
- 125th Anniversary – Laurel Springs Baptist Church – Councilman Collins read the proclamation honoring the Laurel Springs Baptist Church for their 125th Anniversary.

PUBLIC PORTION FOR AGENDA ITEMS ONLY:

Gilligan motioned to open the public portion on agenda items only. Lomanno seconded the motion, which passed with all members present voting in favor in a voice vote.

- Tom Speer – 8 College Circle – Questioned why report items were not part of the packet that was e-blasted. The Solicitor explained these are on the agenda for discussion only and formal action will not be taken on these items tonight. Asked for clarification regarding the location of the alleyways on Laureba and Suburban Terrace. Suggested the Borough received additional quotes for any purchase made by the Borough.

Hartman motioned to close the public portion for agenda items. Collins seconded the motion, which passed with all members present voting in favor in a voice vote.

POLICE REPORT: Chief Morello gave the following:

STRATFORD BOROUGH COUNCIL
AGENDA MEETING MINUTES
THURSDAY, MAY 9, 2019
7:00 P.M.

- 4/6 – During the afternoon hours, we were called to a fistfight in progress inside the Aldi Store. Officers responded and arrested the two combatants. A by chance encounter by two gentlemen resulted in an immediate brawl ensued related to an old jailhouse dispute. They created quite a ruckus that resulted in their arrests.
- 4/9 – At around 5:00pm, officers responded to the Above and Beyond Daycare on Arlington Avenue for a car into the building. In this case, a driver exited his vehicle to enter the daycare and his vehicle was apparently left in drive. The vehicle subsequently traveled over the curb and literally into the daycare. Fortunately, no children were in the napping room at the time. The daycare was required to close until the structure could be repaired.
- 4/17 – Another car crash into a building occurred when a driver traveled thru the doors at the Family Dollar on Warwick Road. Again, luckily no injuries resulted since the foyer area was not occupied at the particular time.
- 4/21 – A speeding vehicle hydroplaned on Laurel Road near Central resulted in a crash. The vehicle left the road, struck a sign, a fire hydrant and into Dr. Salth's office at the intersection. No real injuries to report in this crash.
- 4/24 – Three days later, a Hi-Nella Police Car had an accident at this same intersection. While responding to a call, the police car was struck at the officer tried to maneuver passed stopped traffic. Only the officer was injured in this crash.
- 4/25 – During the afternoon, officers responded to 116 Berlin Road to investigate a report of someone entering the unsecured, abandon home. We found the ground level to be unsecure again, broken windows, glass strewn about and blood evidence where someone was cut. No arrests were made, we cited the owner for the unsafe premises and DPW secured the building again.
- 4/28 – During the evening, we responded to the Stratford Diner to assist an unconscious patron. Officers found the incident to be an overdose. A 45-year-old female from Hammonton was administered two doses of narcan and revived.
- 4/29 – Overnight, we had a series of thefts from vehicles overnight. In this case about a half of dozen unlocked vehicles were entered overnight with various items taken from each.
- Sgt McBride again signed numerous ordinance complaints against the owners 22 West Vassar for the ongoing code violations. Thousands of dollars in fines were paid last year with the assurance the property would be cleaned up within 6 months. The owners will be back in court next week.
- Family Dollar grass issues were immediately addressed during the second week of April. It seems they are on a regular cutting schedule
- Resolution to apply for a Federal Bulletproof vest grant for our officers. The application is in amount of \$1760.00.
- DPW did a very nice job installing the LED pedestrian crosswalk signs we received under a grant earlier this year. Those signs are on Warwick Road in front of Yellin School.
- Two matters for executive session.

ENGINEER REPORT: Steven Bach gave the following report:

FY 2019 NJDOT Municipal Aid Funding – Evergreen Road

Update:

- Our office has forwarded a proposal to the Borough for the estimated cost of survey, design, and construction administration associated with the NJDOT FY 2019 Municipal Aid grant.

Previously Reported:

STRATFORD BOROUGH COUNCIL
AGENDA MEETING MINUTES
THURSDAY, MAY 9, 2019
7:00 P.M.

- NJDOT has announced the department would be accepting applications for the NJDOT FY 2019 Municipal Aid program with a deadline of October 18, 2018. A resolution for authorizing our office to submit the application was passed at the September 11th Council Meeting.
- Our office submitted an application for resurfacing of Evergreen Road from Longwood Drive to Winding Way Road.
- The Borough has been informed that it will be receiving a NJDOT Local Aid grant of \$225,000 towards the construction and inspection of this project.
- It is estimated the grant amount will allow for the resurfacing of Evergreen Road from Longwood Drive to approximately midblock between Meadowlark Road and Green Valley Road.
- Our office has revised and submitted the Capital Cost Estimate Memorandum incorporating the NJDOT grant award.

FY 2018 NJDOT Municipal Aid Funding - Sunnybrook Road and Sunnybrook Court

Update:

- Our office continues to coordinate with the contractor regarding invoice #2 quantities and evaluate potential additional improvements that can be accommodated under the NJDOT 2018 Municipal Aid grant award.

Previously Reported:

- Our office has submitted for a NJDOT FY 2018 Municipal Aid application for the improvements
- Application (MA-2018-Resurfacing of Sunnybrook Road & Sun-00413) including the cost estimate, location map, and scope of work description to reflect up to date unit costs was submitted on October 6, 2017 and three (3) certified resolutions were forwarded to NJDOT Local Aid.
- Improvements for these roadways include milling the existing roadway 2" deep with isolated areas of base repair as needed. The entire roadway will be overlaid with 2" Hot Mix Asphalt 9.5M64 Surface Course. Existing concrete curb, driveway aprons, and handicap ramps will be replaced, as needed.
- The Borough has been informed by the NJDOT that it will be receiving \$270,000 for construction and inspection of this project. The Borough is moving forward with this project and is supplementing the NJDOT grant award with \$84,220 from the 2017 Borough Bond. Our office has submitted a April 4, 2018 correspondence delineating the costs for the required inspection and construction management. Our office anticipates construction for spring / summer of 2018.
- The project was publicly advertised for bids.
- The bid opening for this project was held on April 25, 2018. Six (6) bids were received with Arawak Paving Co. with the low bid in the amount of \$221,000.00 for the Base Bid and Add Alternate Bid #1.
- The contract was awarded to Arawak Paving Co. for the Base Bid and Add Alternate Bid #1 contingent upon favorable review by the Borough Solicitor and certification of availability of funds by the Borough CFO.
- A preconstruction meeting was held on Monday, June 4, 2018, at the Borough Municipal Building between Arawak Paving, our office, Stratford Police Chief, Ben Angeli, and a representative of the Stratford Arms Apartments.
- The Notice to Proceed was issued for July 5, 2018.

STRATFORD BOROUGH COUNCIL
AGENDA MEETING MINUTES
THURSDAY, MAY 9, 2019
7:00 P.M.

- Construction is substantially complete.
- Our office has processed Payment Application #1 and submitted to Borough for approval and payment.
- Our office has issued a punchlist to the Contractor.
- The Contractor lowered the speed humps to reflect the construction plans.
- Our office is coordinating with the Contractor regarding Payment Application #2 and Change Order #1.
- The Contractor continues to address punchlist items.

FY 2017 Road Program – Resurfacing of Rolling Road, and Sleepy Hollow Road (STRAT2017-3)

Previously Reported:

- The project consists of resurfacing Rolling Road and Sleepy Hollow Road with select replacement of concrete curb and driveway aprons in addition to traffic striping of Longwood Drive.
- It is our understanding; the Borough has allocated \$354,220 for roadway improvements for this project.
- The Bid Opening was held on August 31, 2017. There were three (3) bidders, with the low bidder being Landberg Construction, LLC, P.O. Box 280, Mays Landing, New Jersey, in the amount of \$179,889.30 for the Base Bid and Add Alternate Bid #1.
- The contract was awarded for the Base Bid and Add Alternate Bid #1 in the amount of \$179,889.30 to Landberg Construction, LLC, and a preconstruction meeting was held on October 26th. South Jersey Gas is currently replacing their main within this project area and are expected to be completed the week of November 6th. Roadway resurfacing will commence once South Jersey Gas has finished the main replacement.
- Construction has been substantially complete with only punchlist items remaining to be completed. Our office has prepared a punchlist and is coordinating with the Contractor to address all outstanding items.
- Payment Application #2 and Change Order #1 have been processed by the Borough. Change Order #1 incorporated additional quantities and supplemental items previously approved by Resolutions 2017:218 and 2018:81.
- Change Order #2 (Final) has been forwarded to the Borough for approval by resolution. The final contract value is \$202,477.80.
- Our office has issued a punchlist to the Contractor and is coordinating schedule to complete outstanding items.
- All punchlist items have been addressed. Our office is processing closeout documents.
- Our office is processing closeout documents and will submit to the Borough.

FY 2018 Road Program – Resurfacing of Winding Way & Coolidge Avenue (STRAT2018-1)

Update:

- The contractor has completed additional concrete improvements along the area to be paved by New Jersey American Water.

STRATFORD BOROUGH COUNCIL
AGENDA MEETING MINUTES
THURSDAY, MAY 9, 2019
7:00 P.M.

- Our office will continue to coordinate with New Jersey American Water as to their anticipated paving schedule. It is anticipated the paving will be completed, at the earliest, the week of May 20th.
- The paving for the section of Winding Way under this contract is anticipated to be completed in the next several weeks with notification to be provided to the Borough and residents at least 48 hours in advance.

Previously Reported:

- The Borough is moving forward with this project and has allocated \$250,000 for the roadway improvements.
- Our office has submitted an April 4, 2018 correspondence delineating the costs of the required survey, design, and inspection / construction management.
- Our office has completed the survey of and anticipates public bid and construction for late summer of 2018.
- It the understanding of our office the Borough is considering reallocating the remaining funds (\$92,842.20) from the 2017 Borough Bond towards this project. It is noted that the remaining funds were previously allocated to the Sunnybrook Road and Sunnybrook Court project.
- Our office has submitted a May 8, 2018 correspondence delineating the costs of the required survey, design, and inspection / construction management for included the resurfacing of a section of Coolidge Avenue with this project.
- Our office met with New Jersey American Water (NJAW) regarding pavement restoration repairs along Winding Way from Longwood Drive to Green Valley Road and Winding Way from Hillside Road to Longwood Drive (inclusive of this project limits). We will continue to coordinate with NJAW regarding a solution pavement restoration for all NJAW trenched areas of Winding Way.
- New Jersey American Water (NJAW) requested the Borough provide correspondence regarding the Borough's intention to resurface Winding Way from Hillside Road to Buttonwood Drive and waive NJAW from any further pavement restoration in this section of Winding Way. As part of this agreement, NJAW would provide trench restoration and repave (curb to curb) on Winding Way from Longwood Drive to Green Valley Road.
- The Bid Opening was held on September 6, 2018. There were two (2) bidders, with the low bidder being Charles Marandino, LLC, P.O. Box 20, Milmay, New Jersey, in the amount of \$279,538.82 for the Base Bid.
- Our office has submitted a recommendation letter (see attached) including the Bid Tabulation and Memorandum.
- Our office has prepared contracts and forwarded to the Contractor and the Borough.
- A preconstruction meeting was held on October 26th. Notice to Proceed was issued the week of November 12th.
- Performance Bond and Insurance Certificate have been forwarded to the Borough Solicitor for review.
- Construction has commenced with all concrete work, including aprons and curb, complete. Our office is coordinating with the Contractor regarding scheduling of asphalt paving as weather permits.
- Our office is also coordinating with the Contractor regarding additional concrete work, including aprons and curb along the section of Winding Way from Longwood Drive to Green Valley Road prior to NJAW resurfacing this section of Winding Way.
- Our office has processed Payment Application #1 and submitted to the Borough for approval and payment.

STRATFORD BOROUGH COUNCIL
AGENDA MEETING MINUTES
THURSDAY, MAY 9, 2019
7:00 P.M.

- Ordinance 2019:13 – ORDINANCE AUTHORIZING EXECUTION OF AMENDMENT TO THE 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
- Ordinance 2019:14 – AN ORDINANCE OF THE BOROUGH OF STRATFORD, COUNTY OF CAMDEN, STATE OF NEW JERSEY AUTHORIZING A FINANCIAL AGREEMENT PURSUANT TO THE FIVE-YEAR EXEMPTION AND ABATEMENT LAW
- REPORT #2 – ORDINANCE 2019:05, 2019:09 AND 2019:10 ON FOR SECOND READING AND HEARING
 - There will be a public hearing and final adoption for the following ordinances on for the Regular Meeting of Mayor and Council being held Tuesday, May 14, 2019.
 - Ordinance 2019:05 – AN ORDINANCE OF THE BOROUGH OF STRATFORD, COUNTY OF CAMDEN, AND STATE OF NEW JERSEY, REPEALING AND REPLACING CHAPTER 16.32, ENTITLED “PERFORMANCE GUARANTEES,”; AMENDING CHAPTER 16.28, ENTITLED “SITE PLAN REVIEW,”; AND AMENDING CHAPTER 16.24, ENTITLED “SUBDIVISION REVIEW,”; OF TITLE 16, ENTITLED “LAND DEVELOPMENT CODE,” OF THE CODE OF THE BOROUGH OF STRATFORD
 - Ordinance 2019:09 – AN ORDINANCE CREATING CHAPTER 1.12, TO BE ENTITLED “FEES” AND AMENDING, REVISING, AND/OR SUPPLEMENTING AS NECESSARY THE CODE OF THE BOROUGH OF STRATFORD
 - Ordinance 2019:10 – BOND ORDINANCE PROVIDING FOR VARIOUS CAPITAL IMPROVEMENTS OF THE BOROUGH OF STRATFORD, IN THE COUNTY OF CAMDEN, NEW JERSEY, APPROPRIATING THE AGGREGATE AMOUNT OF \$546,750.00 THEREFORE AND AUTHORIZING THE ISSUANCE OF \$519,412.50 BONDS OR NOTES OF THE BOROUGH TO FINANCE PART OF THE COST THERE OF
- REPORT #3 – RESOLUTIONS TO AMEND REDEVELOPMENT AGREEMENTS WITH BRANDYWINE AND LAUREL MILLS
 - There will be resolutions to amend the redevelopment agreements with Brandywine and Laurel Mills on the agenda of the Regular Meeting of Mayor and Council being held Tuesday, May 14, 2019.
- REPORT #4 – RESOLUTIONS TO EXECUTE LAWN MAINTENANCE SHARED SERVICE AGREEMENT WITH STRATFORD BOARD OF EDUCATION AND AGREEMENT WITH STERLING ARMS CONDO ASSOCIATION
 - There will be resolutions to execute lawn maintenance shared service agreements for the Stratford Board of Education, and agreement with Sterling Arms Condo Association.
- REPORT #5 – NEW HIRE – ACCOUNT CLERK
 - The Clerk stated the position for an Account Clerk has been filled as of late April, and the new hire has been working out very well so far.
- REPORT #6 – CONCRETE DUMPSTER IN JUNE
 - The Clerk reported that there will be a concrete dumpster in the Borough Hall parking lot for the month of June. The dumpster will be delivered Monday, June 3rd. As always, the dumpster is for residential use only. Only concrete is allowed – no yard waste, hazardous waste electronics, or metal is to be disposed of in the dumpster.
- REPORT #7 – LAUREBA/SUBURBAN TERRACE ALLEY CLEAN UP
 - The Clerk reported that the alleyways on Laureba Ave. and Suburban Terrace are in need of cleaning up. The Clerk and Borough Administrator state they have started to look for organizations who would be interested in cleaning up the alleys as part of a Clean Communities project.
- REPORT #8 – STORM WATER REPORT UPDATE/STORM DRAINS
 - The Borough Administrator reported that the storm water reports are up to date with the 2018 report being submitted on time before the deadline. NJDEP Inspector’s Report required a plan to remediate concerns with the salt barn at the Public Works complex, to which a plan has been formulated to comply. The Storm Water Prevention Plan has been updated by the Borough Administrator to meet current NJDEP permit requirements of content and format, with which Council will be considering the approval of this plan at the next meeting. The Storm Water Management Plan also

STRATFORD BOROUGH COUNCIL
AGENDA MEETING MINUTES
THURSDAY, MAY 9, 2019
7:00 P.M.

needs to be updated, which will be handled by the Borough Engineer's office. The Borough Administrator, along with the Sewer Technician, will be checking the conditions of the outfalls, as it was another concern noted in the NJDEP Inspector's Report.

- **REPORT #9 – RECYCLING REPORTS**

- The Borough Administrator stated that the 2017 tonnage report reported less than 2000 tons recycling, which resulted in a low amount of grant money awarded this year. The 2018 report reported almost 5000 tons and will hopefully result in a much larger grant.

- **REPORT #10 – AGREEMENTS**

- The Borough Administrator reported that a shared service agreement for the Fire Subcode Official has been proposed by Voorhees and is being reviewed by our solicitor. Pricing is set up similarly to our current contract with an average 2% per year increase. The term of this contract will be four years. Another shared service agreement with Rowan University will be addressed in the near future, as they are looking to renew the agreement that was in place last year to purchase salt from the Borough.

- **REPORT #11 – WEBSITE**

- The Borough Administrator reported that there is an issue with our website not being ADA compliant that had been addressed by our insurance co-op representative at the last safety meeting. Our website manager is in the process of developing some potential templates for us to consider.

- **REPORT #12 – GREEN WASTE COLLECTION**

- The Borough Administrator reported that green waste collection should be able to start Monday, June 17. Borough Hall will begin to educate the residents with an advertising campaign next week, including but not limited to, e-blast and mailing to all residents. Green waste collection will be for residential properties only.

- **REPORT #13 – BUILDING MAINTENANCE**

- The Borough Administrator reported the status of the following building repairs:
 - Leaking windows repairs in the Justice Center are almost done with two more to be repaired. Interior repair of the mold/water damaged areas will begin subsequently.
 - Replacement of bathroom fixtures at the Senior Center seem to have resolved the problems there.
 - Borough Hall/Justice Facility parking lot has been reorganized to increase the parking spaces by two. The OEM vehicle has now been moved over from the Senior Center next to the OEM shed.
 - The foyer floor tile in the Borough Hall will be replaced on May 11th.
 - The patrol office carpet is scheduled to be replaced June 9th.
 - The fire doors in the Justice Center must be replaced in order for the building to receive its life hazard certificate, as it has now been held up for two years.

RESOLUTIONS 2019:107 THROUGH 2019:113 WILL BE DONE AS A CONSENT AGENDA

The Clerk stated that Council can at this time request to remove any of the resolutions from the consent agenda and they can be voted on separately. There were no requests to remove any of the resolutions from the consent agenda and the Clerk read the resolutions by title.

- **RES. 2019:107 – APPROVE BUSINESS LICENSE FOR SAI CONVENIENCE MART**

WHEREAS, Mayor and Council of the Borough of Stratford have passed an ordinance establishing Chapter 5.04 of the code of the Borough of Stratford, known as "Business Licenses Generally".

WHEREAS, a license is required to operate or conduct any business establishment in the Borough of Stratford.

STRATFORD BOROUGH COUNCIL
AGENDA MEETING MINUTES
THURSDAY, MAY 9, 2019
7:00 P.M.

NOW, THEREFORE, BE IT RESOLVED by Mayor and Council of the Borough of Stratford that the proper investigations have been made and the following applicant has complied with the general laws and statutes of the State and the ordinance of the Borough of Stratford.

BE IT FURTHER RESOLVED, that approval of the following business' licenses has been granted by Mayor and Council for effective May 10, 2019:

Sai Convenience Mart
416 N. White Horse Pike
Mercantile, Sign, Food

● **RES. 2019:108 – RATIFYING REPLACEMENT OF BATHROOM FIXTURES AT SENIOR CENTER**

WHEREAS, the Borough is in need of replacing bathroom fixtures at the Senior Center; and

WHEREAS, the Borough obtained a quote for the repair services, of which was \$1,650.00 from Galezniak Plumbing & Heating Inc. at 260 Harding Avenue, Clementon, NJ 08021; and

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

WHEREAS, the repair 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 repair services performed by Galezniak Plumbing & Heating Inc. at 260 Harding Avenue, Clementon, NJ 08021 are ratified.

● **RES. 2019:109 – 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:**

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

STRATFORD BOROUGH COUNCIL
AGENDA MEETING MINUTES
THURSDAY, MAY 9, 2019
7:00 P.M.

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 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 May 9, 2019 that an Executive Session closed to the public shall be held on May 9, 2019 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.

● **RES. 2019:110 – APPOINTMENT OF SPECIAL LAW ENFORCEMENT OFFICER CLASS II – JOSEPH R. SHANAHAN**

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 Special Law Enforcement Officers Class II's are required to assist the regular police force of the Borough of Stratford; and

WHEREAS, an experienced Class II Special Law Enforcement Officers is required to serve the police department to fill an immediate vacancy that exists.

NOW, THEREFORE, BE IT RESOLVED by the Mayor & Borough Council of the Borough of Stratford to appoint Joseph R. Shanahan as Class II Special Law Enforcement Officers in accordance with 40A:14-146.14 at the rate of \$14.50 per hour.

STRATFORD BOROUGH COUNCIL
 AGENDA MEETING MINUTES
 THURSDAY, MAY 9, 2019
 7:00 P.M.

● RES. 2019:111 – APPROVE BUSINESS LICENSE FOR AAGNA BEAUTY SUPPLY

WHEREAS, Mayor and Council of the Borough of Stratford have passed an ordinance establishing Chapter 5.04 of the code of the Borough of Stratford, known as "Business Licenses Generally".

WHEREAS, a license is required to operate or conduct any business establishment in the Borough of Stratford.

NOW, THEREFORE, BE IT RESOLVED by Mayor and Council of the Borough of Stratford that the proper investigations have been made and the following applicant has complied with the general laws and statutes of the State and the ordinance of the Borough of Stratford.

BE IT FURTHER RESOLVED, that approval of the following business' licenses has been granted by Mayor and Council for effective May 10, 2019:

Aagna Beauty Supply
 902 N. White Horse Pike
 Mercantile, Sign

● RES. 2019:112 – 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 April 2019:

Address	Block/lot	description of svc	date of svc	cost of svc	Total to be liened
109 CORNELL	18/11	lawn maintenance (1 st cut)	4/27/2019	90.00	90.00
TOTAL					90.00

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.

● RES. 2019:113 – AUTHORIZE DISPOSAL OF 2003 FORD CROWN VICTORIA

WHEREAS, the Borough of Stratford owns a 2003 Crown Victoria with a vehicle identification number of 2FAHP71W83X169883; and

WHEREAS, the Fire Department has confirmed that the vehicle is no longer needed; and

WHEREAS, the Fire Department has recommended the vehicle be sold by public sale at a minimum bid of \$500.00;

NOW, THEREFORE, BE IT RESOLVED, to authorize the disposal of the 2003 Crown Victoria, VIN#2FAHP71W83X169883 by public sale at a minimum of \$500.00.

STRATFORD BOROUGH COUNCIL
AGENDA MEETING MINUTES
THURSDAY, MAY 9, 2019
7:00 P.M.

Hartman motioned to approve the consent agenda. Hall seconded the motion and all members present voted in favor in a Roll Call Vote.

COUNCIL COMMENTS:

- Councilman Collins – Thanked the Borough Administrator for her help in getting Borough Hall organized.
- Councilwoman Hall – Announced the Borough is accepting applications for the Miss Stratford Pageant and asked all residents to spread the word to get more participants. Thanked the Acting Clerk and Borough Administrator for their help in getting Borough Hall organized.
- Councilwoman Lomanno – Thanked the Acting Clerk and Borough Administrator for their help in getting Borough Hall organized.
- Councilman Gilligan – None
- Councilman Hartman – None

GOOD AND WELFARE:

Gilligan motioned to open the meeting to the public for Good and Welfare. Lomanno seconded the motion, which passed with all members present voting in favor in a voice vote.

- Tom Speer – 8 College Circle – Asked for more information regarding the salt agreement with Rowan. Asked how we get our numbers for the recycling report. The Borough Administrator stated the numbers are based off of reports from various vendors. Wanted to know why the fire door is now an issue of emergency, to which the Borough Administrator explained this is a problem that the Borough has been aware of since the state took over fire inspections.
- Elaine Speer – 8 College Circle – Asked specifically what repairs were made at the Senior Center. The Borough Administrator answered all three toilets were replaced.

Collins motioned to close the Good and Welfare portion of the meeting. Hartman seconded the motion and all members present voted in favor in a voice vote.

EXECUTIVE SESSION:

Hall motioned to go into executive session. Lomanno seconded the motion and all members present voting in favor in a voice vote.

Collins motioned to close executive session. Hall seconded the motion and all members present voting in favor in a voice vote.

No action was taken in Executive session.

All Council members that were present before the executive session were present upon return to open session.

No members of the public were in attendance after the executive session.

STRATFORD BOROUGH COUNCIL
AGENDA MEETING MINUTES
THURSDAY, MAY 9, 2019
7:00 P.M.

• RES. 2019:114 – BOROUGH REDEVELOPMENT PROJECTS

WHEREAS, the Mayor and Council of the Borough of Stratford have been and continue to embark on redevelopment and rehabilitation projects in the Borough of Stratford to encourage the proper uses of both developed land and vacant parcels through private development, to spur economic growth, to generate tax revenues and jobs and for other benefits to the Borough and its residents;

WHEREAS, the Law Firm of Maley & Associates was appointed as Special Redevelopment Counsel at the Borough's 2019 Reorganization meeting of Mayor and Council; and

WHEREAS, Mayor and Council have determined that it would be in the best interest of the Borough and to further the current and various redevelopment projects to restructure, consolidate and make more efficient the redevelopment process in the Borough.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Stratford as follows:

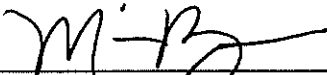
1. All redevelopment legal services shall be transferred from Maley & Associates to the Borough Solicitor, Platt & Riso, P.C., effective immediately;
2. The Professional Services Agreement with Maley & Associates is hereby terminated and the Borough Administrator shall provide proper notice of same to Maley & Associates, including the transfer of all legal files and redevelopment documents to the Borough Solicitor forthwith;
3. All redevelopment subcommittees are hereby disbanded effective immediately;
4. The monthly agenda meeting will now be changed to the monthly agenda meeting and redevelopment workshop so that the Governing Body as the Redevelopment Authority under the Local Redevelopment & Housing Law, N.J.S.A. 40A:12A-1, et. seq., can address all redevelopment matters on a more efficient and effective basis;
5. The Borough Clerk is hereby authorized to publish notice of the change to the Borough meeting calendar as set forth in this Resolution;
6. The Borough Solicitor's redevelopment legal services shall be as is currently set forth in the Professional Service Agreement between the Borough Solicitor and the Borough of Stratford.

Hartman motioned to approve the resolution. Lomanno seconded the motion and all members present voted in favor in a Roll Call Vote.


ADJOURN:

Collins motioned to adjourn the meeting at 8:23 p.m.. Lomanno seconded the motion and all members present voted in favor in a voice vote.

Minutes respectfully submitted by:



Michaela Bosler, Acting Borough Clerk



Mayor Josh Keenan