

Florence, New Jersey
April 16, 2003

The Florence Township Council held a regular meeting on the above date in the Municipal Complex, 711 Broad Street, Florence, New Jersey.

The meeting was called to order by President Hofflinger at 8:00 PM. President Hofflinger led the Salute to the Flag.

The Township Clerk read the following statement: "Notice of this meeting has been given in accordance with the Open Public Meetings Act. Notice was published in the Burlington County Times on January 5, 2003 and given to the Register News for information. Notice was posted on the Municipal Bulletin Board."

Upon roll call the following were found to be present:

John Hofflinger, President
Frank Baldorossi
John Fratinardo
Bruce Garganio (Late)
Jerry Sandusky

Also present:

Michael Muchowski, Mayor; Richard Brook, Township Administrator; Thomas Sahol, Assistant Administrator; Dante Guzzi, Township Engineer; William Kearns, Township Solicitor; Joy Weiler, Township Clerk

PRESENTATION: PROCLAMATION FOR JOY M. WEILER, TOWNSHIP CLERK

Mayor Muchowski presented Joy M. Weiler, Township Clerk, with a Proclamation in honor of the Annual Municipal Clerk's Week. On behalf of Mayor and Council, Council President Hofflinger presented Clerk Weiler with flowers. Clerk Weiler thanked everyone for their thoughtfulness and kindness.

NOTE: Council Member Garganio present at this time.

MINUTES

Nothing at this time.

FINANCIAL CORRESPONDENCE

It was on the MOTION of Sandusky; seconded by Baldorossi to receive and file the Court Administrator's report for March and the Tax Collector's annual report. Roll call vote – all ayes. Motion carried.

Sandusky made a MOTION; seconded by Baldorossi to approve the Treasurer's Bill List. Roll call vote – all ayes. Motion carried.

REGULAR CORRESPONDENCE

None at this time.

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APPLICATIONS

- A. Chinese Auction: Florence Township HS Marching Band Boosters, Florence Township Middle School, May 10, 2003, 9:00AM – 5:00PM
- B. On Premise Raffle: Florence Township HS Marching Band Boosters, Florence Township Middle School, May 10, 2003, 9:00AM – 5:00PM
- C. On Premise Raffle: Burlington City Girls Softball, Bung’s Tavern, May 17, 2003, 7:00PM – 12:00AM & Social Affair at Bung’s Tavern, May 17th

It was on the MOTION of Sandusky, seconded by Fratinardo to approve the above applications.

On the Question

Nothing at this time.

Upon roll call Council voted as follows:

YEAS: Baldorossi, Fratinardo, Garganio, Sandusky, Hofflinger
NOES: None
ABSENT: None

Unanimous approval.

PUBLIC COMMENTS

Nick DiLullo, 416 E. Fourth Street, questioned Resolution No. 2003-73, Tax Payment Plan. Mr. DiLullo stated that there are rules and regulations and partial payments are not accepted. Administrator Brook explained that the resident approached the Township and asked to be put on a payment plan since they were having difficulty paying last year’s taxes. Since the resident is expressing a willingness to pay, the Township has agreed to a payment plan. Interest will still be paid on the overdue taxes. This benefits both the resident and the Township. Mr. DiLullo feels that the Township is not following rules and regulations. Solicitor Kearns explained that the Tax Collector cannot accept a partial payment unless a payment plan has been approved by Resolution of the governing body. This enables the Tax Collector to accept the payment plan.

Mr. DiLullo questioned Resolution No. 2003-74, Assessment Commission Report. Administrator Brook explained that the Resolution formally adopts the assessment plan and payment schedule for Railroad Avenue (public sewer line) and Route 130 (public water and sewer lines).

Mr. DiLullo questioned Ordinance No. 2003-09, regulating parking in municipal parking facilities. Assistant Administrator Sahol explained that all of the municipal parking lots are being regulated. Each lot is numbered for proper enforcement. Parking is allowed in each lot for a specific amount of time depending on the lot. Vehicles cannot be abandoned in these lots. Mr. DiLullo does not feel that the laws that are made are enforced.

Paul Varga, 20 Fourth Avenue, asked if the meeting would be open to the public during the Roebling Steel Plant Redevelopment section of the Agenda? Council President Hofflinger explained that is on the Agenda every week to discuss anything new that comes up. It is not open to public comment, but Council President Hofflinger stated that if Mr. Varga has something to say he would let him speak.

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Jack Quig, 238 E. Fifth Street, feels that there is too much weight on one side of the floating dock at the boat ramp and asked that it be looked at. Dan Guzzi, Township Engineer, stated that he is aware of the unbalanced condition of the dock. It was installed that way to see how much ballast is needed, which will be installed next week.

Mr. Quig stated that the area where the water flows through was blocked and now there is a lot of debris washing up on the ramp. Mr. Guzzi stated that the floats were always there blocking the entire length of the dock. He does not believe that there is more debris there than this time last year.

Mr. DiLullo stated that the docks were sitting all winter and should not have waited until they were installed for repair. Mr. Guzzi explained that the Public Works Department completely rebuilt the docks before they were installed, which saved the Township money. Mr. DiLullo questioned why a contractor is hired to remove the docks at the end of the season? Administrator Brook explained that the contractor has the equipment that is needed to pull the dock out of the water. He stated that is not safe to take the dock out of the water with a backhoe or front-end loader.

Mr. Quig asked if the floats were checked for leaks? Mr. Guzzi stated every float was replaced this winter. Mr. Quig saw a welder working on the docks and asked if it was a public works employee or a contractor? Administrator Brook stated that the welder was a contractor.

All residents having an opportunity to be heard, MOTION by Garganio; seconded by Fratinardo to close the public portion of the meeting. All ayes - motion carried.

RESOLUTIONS

RESOLUTION NO. 2003-70

**CONTRACTUAL AGREEMENT FOR GAS SERVICE
BETWEEN THE FLORENCE TOWNSHIP SCHOOL BOARD
OF EDUCATION AND THE TOWNSHIP OF FLORENCE**

RESOLUTION NO. 2003-71

**RESOLUTION STATING REASONS WHY 2003 BUDGET
IS BEING INTRODUCED BEYOND FEBRUARY 10, 2003**

RESOLUTION NO. 2003-72

INTRODUCE 2003 MUNICIPAL BUDGET

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RESOLUTION NO. 2003 - 73

**TAX PAYMENT PLAN FOR BLOCK 32, LOT 13
409 WEST FOURTH STREET**

RESOLUTION NO. 2003 -74

**A RESOLUTION OF THE TOWNSHIP COUNCIL OF THE
TOWNSHIP OF FLORENCE ACCEPTING AND ADOPTING
THE REPORT OF THE FLORENCE TOWNSHIP
ASSESSMENT COMMISSION**

RESOLUTION NO. 2003-75

**APPROVE ALCOHOLIC BEVERAGE CONTROL LICENSE
PERSON TO PERSON TRANSFER OF PLENARY RETAIL CONSUMPTION
LICENSE FROM PARKER HOUSE, INC. TO
MAGGIE SCRATCH, INC.
LICENSE NO. 0315-33-008-02**

RESOLUTION NO. 2003-76

**REFUND DOG LICENSE FEE
(CHARGED IN ERROR)**

RESOLUTION NO. 2003-77

**REFUND CONSTRUCTION PERMIT FEE
(CALCULATED IN ERROR)**

It was on the MOTION of Garganio, seconded by Fratinaro that Resolutions 2003-70 through 2003-78 be adopted.

Administrator Brook explained that due to a miscommunication Resolution No. 2003-78, Street Names, will be held until the May 7th meeting.

It was on the MOTION of Garganio, seconded by Fratinaro to AMEND motion to exclude Resolution No. 2003-78 and adopt Resolutions 2003-70 through 77.

Council Member President Hofflinger asked that Resolution No. 2003-72 be held.

On the Question

Council Member Fratinaro asked why Resolution No. 2003-72 was being held. Council President Hofflinger would like this Resolution voted on separately.

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It was on the MOTION of Garganio, seconded by Fratinardo to AMEND motion to exclude Resolution No. 2003-72 and adopt Resolution Nos. 2003-70, 71, 73 through 77.

Upon roll call Council voted as follows:

YEAS: Baldorossi, Fratinardo, Garganio, Sandusky, Hofflinger
NOES: None
ABSENT: None

Unanimous approval.

It was on the MOTION of Fratinardo, seconded by Sandusky to adopt Resolution No. 2003-72.

On the Question

Nothing at this time.

Upon roll call Council voted as follows:

YEAS: Baldorossi, Fratinardo, Sandusky
NOES: Garganio, Hofflinger
ABSENT: None

Motion carries. 3 – 2

ORDINANCES

ORDINANCE 2003-08

**AN ORDINANCE OF THE TOWNSHIP OF FLORENCE
AMENDING CHAPTER 134 OF THE FLORENCE
TOWNSHIP CODE TO PROVIDE FOR PUBLIC PARKING
IN MUNICIPAL PARKING LOTS**

Solicitor Kearns explained that the Mayor has vetoed Ordinance No. 2003-08. It is on the Agenda this evening to vote on whether or not to override the Mayor's veto. The Ordinance has been replaced with Ordinance No. 2003-09.

It was on the MOTION of Garganio, seconded by Fratinardo NOT to override the Mayor's veto of Ordinance No. 2003-08.

On the Question

Nothing at this time.

Upon roll call Council voted as follows:

YEAS: Baldorossi, Fratinardo, Garganio, Sandusky, Hofflinger
NOES: None
ABSENT: None

Unanimous approval.

**ORDINANCE NO. 2003-09
(1st Reading)**

**AN ORDINANCE OF THE TOWNSHIP OF FLORENCE
AMENDING CHAPTER 134 OF THE FLORENCE
TOWNSHIP CODE TO PROVIDE FOR PUBLIC PARKING
IN MUNICIPAL PARKING LOTS**

**ORDINANCE NO. 2003-10
(1st Reading)**

**AN ORDINANCE OF THE TOWNSHIP OF FLORENCE
AUTHORIZING THE CONDUCT OF RAFFLES AND BINGO
ON THE FIRST DAY OF THE WEEK, KNOWN AS SUNDAY,
IN ACCORDANCE WITH THE REGULATIONS OF THE
LEGALIZED GAMES OF CHANCE COMMISSION, TO
ESTABLISH A MUNICIPAL LICENSING FEE AND TO
PROVIDE AN EXEMPTION FROM THE MUNICIPAL
LICENSING FEE FOR FLORENCE TOWNSHIP
ORGANIZATIONS**

It was on the MOTION of Sandusky, seconded by Fratinardo to approve Ordinance No. 2003-09 and 2003-10 on first reading and set adoption for May 7, 2003.

On the Question

Nothing at this time.

Upon roll call Council voted as follows:

YEAS: Baldorossi, Fratinardo, Sandusky, Hofflinger
NOES: None
ABSENT: None
ABSTAIN: Garganio

Unanimous approval.

REPORTS

Committees, Boards and Officers

- Nothing at this time.

Mayor Muchowski

- Nothing at this time.

Administrator

- Administrator Brook stated that the School Board dropped off the school budget that was voted down for Council's review. A date will need to be set up to discuss the budget. Copies will be made for Mayor and Council. Solicitor Kearns stated that Council has until May 19th to act on the budget and reviewed the statutory requirements of Council. Council

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Member Garganio stated that he has a conflict of interest since his wife an employee of the school district and is withdrawing from the process.

- Administrator Brook discussed the request to hold a street ministry, which is not on Township property but the Housing Authority's property. Mayor and Council advised Administrator Brook to contact the Housing Authority advising them of Council concerns, such as risk management.
- Administrator Brook discussed an email from a Seventh Avenue resident asking that the entire length of alley behind his house be scraped. Discussion followed regarding the depth of the gas lines in the alleys. Council Member Garganio does not mind including an alley or two in the road program but wants to be sure that it is the worst alley. Administrator Brook will advise the resident that it will be discussed at the May Worksession.

Assistant Administrator

- Assistant Administrator Sahol included a spreadsheet in the packet showing the electrical costs for the tennis courts. He provided a brief idea of how to cut costs but believes that it deserves a more detailed look. He will develop a more site specific report. Mayor Muchowski asked that Council look over the report over the next couple of weeks to see if there are any ways to save money.
- Assistant Administrator Sahol obtained a Big Map from the County Planners office, which he had on display for Mayor and Council. The map is detailed by parcel. The comment period has been extended from April 2nd to May 2nd. Mayor Muchowski would like to discuss the Big Map at the special school budget meeting so comments may be made to the State by May 2nd.

The areas on the map are color coded, which set the regulations for that area of land. Solicitor Kearns explained the color-coding.

Mayor Muchowski explained that the State is seeking comments from the municipalities to help in the refinement of the map. Assistant Administrator Sahol stated that there should be a meeting on the County level in the next couple of weeks.

Council Member Garganio would like the Big Map compared to the Township's zoning map. He feels that the Big Map should follow the lot lines.

Solicitor Kearns explained that after the comment period the map will be revised then there may be another comment period. Before the final map is adopted, notice will have to be given and a public hearing held.

Administrator Brook will have a draft response for Mayor and Council's review before submission to the State addressing the primary concerns such as the Township's anticipated areas of development that the Big Map is blocking out. Council Member Fratinardo suggested attaching a copy of the Master Plan map.

- Council President Hofflinger stated that the Roebing Garden Club has requested a basin from the Roebing Steel site to use as a fountain in the park. The Roebing Historical Society wants it for the museum courtyard area. There is only one basin that has been preserved. Mayor Muchowski stated that the Historical Society has tagged it and suggested that the two organizations discuss it. He explained that Council has to be

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comfortable with how the basin will be used. Paul Varga, stated that there is only one basin intact but there are several that would need to be retrofitted. Loretta Varga will speak with the Roebling Historical Society.

- Council President Hofflinger stated that Mr. & Mrs. Varga have requested flower pots. After researching various companies, Assistant Administrator Sahol stated that the lowest cost would be \$220 a piece. He will check with the Department of Corrections, since they do concrete work.

Township Solicitor

- Nothing at this time.

Township Engineer

- Mr. Guzzi stated that notices went out to the necessary residents in Roebling regarding the Main Street reconstruction project. Construction will begin next week starting with concrete work and storm sewer repair. There will be periods of time when certain sections of Main Street will be blocked off, but never overnight. The actual roadwork will not begin for several weeks.

UNFINISHED BUSINESS

Roebling Steel Plant Site

Mayor Muchowski stated that there is an interested developer and asked if he could invite them to a Council meeting for discussion. Council in agreement to have them attend a meeting.

Council Member Garganio discussed starting an internal marketing program to attract potential developers and to set up a process to deal with the developers.

Mayor Muchowski stated that the Advisory Committee discussed seeking requests for proposals from developers of what they would do with the site. Zoning will tell a developer what can or cannot be done on the site. Mayor Muchowski stated that he will discuss the Master Plan at Monday night's Planning Board meeting. Part of the Griffin Pipe property that is zoned residential also needs to be addressed.

Mayor Muchowski discussed the restriction that may be placed on the redevelopment along the river of all of the riverfront communities by the Big Map. He would like to discuss in further detail at a future meeting.

SPECIAL MEETING

A special meeting will be held next Wednesday, April 23rd, at 7:00 to discuss the Big Map and the School Board budget. Clerk Weiler will advertise.

NEW BUSINESS

Council President Hofflinger stated that one of the little league fields does not have bleachers. He suggested that the bleachers be taken from the field by Roebling school, which is only used for practice, and moved to this field. Assistant Administrator Sahol will look into tomorrow.

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Council Member Garganio stated that some of the wood benches and tables at the fields are splintering and becoming a hazard and asked that the Public Works Department go around and look at them. He suggested utilizing the existing frames and replacing the wood with plastic wood. Also some wood is missing from the tables and benches. Assistant Administrator Sahol will look into.

BOARD OF HEALTH

Nothing at this time.

MISCELLANEOUS

Nothing at this time.

9:35 PM MOTION by Garganio, seconded by Sandusky to adjourn to closed session. Roll call vote - all ayes.

ADJOURNMENT

9:35 PM: Meeting adjourned.

Respectfully submitted,

JOY M. WEILER
Township Clerk

/mab