

REGULAR MEETING  
TOWNSHIP COMMITTEE

October 17, 2013

Chairperson Spatola called to order a regular meeting of the Township Committee of the Township of Deerfield, County of Cumberland and State of New Jersey, at the Municipal Building, 736 Landis Avenue, Rosenhayn, at 7:00 p.m.

Chairperson Spatola led the flag salute.

The Clerk took roll call and members present included, Mr. Lauer mann, Mr. Laurella, Mr. Stanzione, Mr. Montgomery and Mr. Spatola.

Departmental Reports

The Clerk presented the Departmental Reports of the Construction Office, Zoning/Housing Officer, Tax Collector, and Treasurer, Fire Marshall, and Emergency Management.

Mr. Laurella made a motion, seconded by Mr. Stanzione to accept and file the Departmental Reports. The Committee Approved.

Resolutions

The Clerk presented Resolution #13-138 Resolution Appointing Timothy Jilinski As A Part Time Laborer.

The Clerk stated this Resolution is retroactive to October 7<sup>th</sup> for \$10 an hour.

Mr. Stanzione made a motion, seconded by Mr. Montgomery to adopt Resolution #13-138. Roll Call Vote:

Mr. Lauer mann	Yes	Mr. Montgomery	Yes
Mr. Laurella	Yes	Chairperson Spatola	Yes
Mr. Stanzione	Yes		

Mr. Spatola stated that Timothy Jilinski did an excellent job during the Harvest Festival, and he is a fine young man.

The Clerk presented Resolution #12-139 Resolution Authorizing Mayor To Execute The Statements Of Consent From Morris And Helen Ostroff to Submit An Application to The Department Of Environmental Protection For A New Septic System.

The Clerk stated the Statement of Consent is in the packet and this is for the property at 606 Garton Road, the apartment complex.

Mr. Stanzione made a motion, seconded by Mr. Montgomery to adopt Resolution #13-139. Roll Call Vote:

Mr. Lauer mann	Yes	Mr. Montgomery	Yes
Mr. Laurella	Yes	Chairperson Spatola	Yes
Mr. Stanzione	Yes		

Old Business

The Clerk presented Reports From Departmental Chairpersons.

Mr. Stanzione stated they had a rainy weekend for the Harvest Festival but other wise everything was calm and quiet, there was plenty of police protection from the State Police and Sheriff's Department. Mr. Stanzione indicated they had to move the fire works but everything was fine. Mr. Laurella asked why the fire works had to be relocated. Mr. Stanzione stated he reached out to the owner in Philadelphia and apparently he never knew the fireworks were being held on the property, someone was there the day the Fire Marshall went to do his inspection, and it got back to the owner. Mr. Laurella stated that he heard that it was because the property wasn't cleaned last year. Mr. Stanzione stated he was going to reach out to the owner to see if they can talk to him about holding the fire works on the property again.

Mr. Montgomery stated he sent a letter to the County regarding Big Oak Road and Parvins Mill Road because it was reported to him that there is a dip that has been created at the intersection that some residents deem to be hazardous. Mr. Montgomery stated he looked at the location and there is a swell there, so he reached out to Don Olbrich to look into it before there is an accident.

Mr. Stanzione stated there was an accident that morning at that intersection.

Mr. Stanzione stated he spoke to Steve Clark from the landfill regarding Lebanon and Garrison Road, to see if they could pick up the trash along that intersection, Mr. Clark informed Mr. Stanzione that they picked up 800 pounds of trash in that small area. Mr. Stanzione stated that Mr. Clark is going to have no dumping signs made.

The Clerk presented Update- Discussion Regarding CFO position.

Mr. Montgomery stated that he and Mr. Stanzione met with the Millville Administrator and their CFO and the options of shared services with their CFO was discussed. Mr. Montgomery indicated the meeting went very well, and they were very receptive to the idea of shared services. Mr. Montgomery stated the Clerk put together a list of what the Committee expects from the CFO and they had no problem with doing what was asked, there were a couple of things they may do differently, but Mr. Montgomery stated they could figure it out, but all in all they seemed very eager to do the shared services.

Mr. Montgomery stated that at the same time they brought up the Tax Assessor situation and they are going to send over paper work to possibly do a shared services with their Tax Assessor, currently their Tax Assessor does shared services with Upper Deerfield and they have good reviews from the CFO as well as the Tax Assessor so it's something they are going to look into. Mr. Montgomery stated as far as price goes, he wouldn't know until they send something back, but it seems to be very competitive to the current situation. Mr. Montgomery indicated they are waiting to hear back from Millville with a proposal but over all it was a good meeting, they seem like good people, they were familiar with a lot of the same systems we use and between the girls in the office and the Clerk he feels it would be a good fit.

New Business

Mr. Spatola stated that he wanted a brief discussion because he wants to be assured everyone is on the same page regarding the offer from the Cumberland County Improvement Authority for fifty thousand dollars (\$50,000.00) no interest loan to help with the renovations of the stage including the over hang and new roof on the stage. Mr. Spatola indicated he had two concerns, maybe the wording could have been changed, but he wants everyone to be aware that this is not a fifty thousand dollar (\$50,000.00) direct burden on the tax payers, the economy and our fiscal ability can not handle that and the residents need to know that is not what this is about. Mr. Spatola stated this loan is directed as a no interest loan and just saving the interest rate on \$50,000.00 is kind of a host benefit. Mr. Spatola indicated this could not be construed as a burden on the tax payers, this burden rests solely on the Recreation Committee's Trust that they have accepted. Mr. Spatola stated this would be discussed at the next Recreation meeting, and this would come out of the proceeds that are produced from having the Harvest Festival each year and any other events and fundraisers done by the Recreation Committee.

Mr. Laurella stated that this is the first he is hearing of this. Mr. Laurella asked what the \$50,000.00 covered, like engineering, architectural, prevailing wage. Mr. Spatola stated the amount covered everything.

A discussion regarding the \$50,000.00 and what it includes, the bidding process and what is required of the loan from the CCIA was held among the Committee.

A discussion regarding what they were planning on doing to the stage was held among the Committee.

Mr. Montgomery stated he spoke to the Tax Collector in regards to an issue on a property on Spruce Street with down trees and it looked bad. Mr. Montgomery indicated in speaking to the Tax Collector regarding the other town that she works in, Brooklawn, they send their people out to clean the yards up and then they put a lien against the property. Mr. Montgomery stated the Township holds its resident accountable for their properties and how they look. Mr. Montgomery indicated that the property on Spruce Street looked terrible, there are trees all over it and it looks bad.

Mr. Montgomery stated that the Tax Collectors suggestion was that an ordinance that either the Township starts billing the Banks for the work that the Township does to clean the property or they have an Ordinance where if a property sits unattended for so long, the Township can put a \$500 lien against the property, and the price keeps going up until the bank responds or the property is cleaned up. Mr. Montgomery stated it is not something the Township has the time, man power, or money to have someone at the property cutting wood for days, so he feels the issue should be addressed so if going forward if this issue presents itself again, no one in the Township has to drive by a property and look at it all the time.

Mr. Lauermann stated there are other properties in the Township that are in the same situation that are vandalized and not kept up. Mr. Montgomery stated if they are bank owned then the Township can do something, because the minute a lien is put on a property that is bank owned, the bank gets nervous and address's the issue.

A discussion was held among the Committee regarding this Ordinance and what can and should be done.

Solicitor Testa stated he would like to see the Ordinance and believes it is the way to go.

Mr. Lauermann asked what could be done with the store on Irving Avenue. Mr. Montgomery stated it was the same situation, they could clean up the property and put a lien on it.

Mr. Montgomery asked Solicitor Testa where they stood with the Ordinance regarding set backs, Solicitor Testa stated it was almost done.

Communications

The Clerk stated there were no Communications this evening.

The Clerk presented Resolution #13-140 for The Payment Of Bills.

Mr. Stanzione made a motion, seconded by Mr. Lauermann to pay the bills, seconded by Mr. Spatola, to adopt Resolution #13-140. Roll Call Vote:

Mr. Lauermann	Yes	Mr. Montgomery	Yes
Mr. Laurella	Yes	Chairperson Spatola	Yes
Mr. Stanzione	Yes		

Mr. Laurella made a motion, seconded by Mr. Stanzione to open the meeting to the Public. The Committee Approved.

Mr. Laurella made a motion, seconded by Mr. Montgomery to close the meeting to the Public. The Committee Approved.

Mr. Stanzione made a motion, seconded by Mr. Lauerman to adjourn the meeting. The Committee Approved.

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Frank Spatola, Chairperson  
Township of Deerfield

ATTEST:

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Karen Seifrit, Clerk  
Township of Deerfield