

**REGULAR COUNCIL MEETING
BOROUGH OF WOODBURY HEIGHTS
500 ELM AVENUE, WOODBURY HEIGHTS, NJ 08097
SEPTEMBER 15, 2010 7:30 P.M.**

Mayor Harry W. Elton, Jr. called the meeting to order with the following note: Adequate notice of this meeting has been provided by adopting a schedule of meetings for 2010 which was faxed and mailed to the Gloucester County Times and Courier Post on January 4, 2010 and posted on the bulletin board in the Municipal Building conforming to the directives of the "Open Public Meetings Act".

Mayor Elton led everyone in the Pledge of Allegiance.

The call of roll showed the following to be present: Councilwoman Susan S. Degnen, Councilman Duane Pheasant, Councilwoman Debra Truhan, and Councilman Eshia "Jake" Jacob. Absent were Councilman Brett D. Scull and Councilman Harold "HAP" Pye. Also in attendance were Borough Solicitor Barry Lozuke, Borough Engineer Don Edwards, and Borough Clerk Janet Pizzi. Councilman Scull arrived at 7:35 p.m. Councilwoman Truhan left at 7:39 p.m.

PROCLAMATION: In honor and recognition of their historical victory on August 02, 2010, Mayor Elton presented individually a framed proclamation to the District 15 Senior Baseball Champions Team Manager, Jim Rutter, Coaches Todd Greene, Gerry Pietroforte, Jeff Pitzo, Gary Price and team members Joe Palmer, Scott Pitzo, Nick Rutter, Pat Doheny, Tim Greene, Jack Schilling, Bill Epting, Ryan Gavin, Dan Pietroforte, Typer Price and Ben Fox.

A motion to approve the minutes of the Regular Council Meeting August 18, 2010 was made by Councilman Pheasant and seconded by Councilman Scull. A roll call vote went as follows:

ROLL:

DEGNEN	ABSTAIN
SCULL	YES
PHEASANT	YES
JACOB	YES

The minutes were approved.

For the month of August 2010, the Clerk reported total receipts in the amount of \$647.95. Of this amount, \$547.15 was turned over to the Treasurer and \$43.00 was deposited into the Dog Fund.

PUBLIC PORTION: Mayor Elton opened the meeting to the public for questions or comments and upon hearing none, closed same.

ENGINEER'S REPORT

1. West Jersey Avenue Reconstruction: Milling and paving was completed. Pavement markings have been installed. Still need to install signs and complete punch list items.
2. Community Building: Conducted pre-construction meeting. Notice to Proceed should be issued in about a week with actual fieldwork beginning shortly thereafter.
3. Clearview Avenue Concrete Cracking Issue: Contractor began corrective work on September 14, 2010.
4. Development Projects:
 - a. Penn Medical: Work continues on the building and miscellaneous site improvements. Building is partially occupied.
 - b. Y-Buy Site: Met with the developer regarding the new sign at the last Planning Board meeting. The re-designed sign will be reviewed by Tiffany CuvIELLO and installed within 45 days, per the agreement with the developer at the last Planning Board meeting.

- c. Giant Fitness: Only punch list items remain. Some dead landscaping will need to be replaced during cooler weather.
- d. Capitol Bank: Site work is substantially complete. Bank is now open.
- e. Brusters/Nathan's: Building is under construction. Curb installed. Parking lot being constructed.

SOLICITOR'S REPORT:

**ORDINANCES
FIRST READING/INTRODUCTION**

ORDINANCE 15-2010

ORDINANCE AMENDING SECTION 46 OF CHAPTER 70 OF THE WOODBURY HEIGHTS CODE TO REQUIRE TRAFFIC IMPACT STUDY & FISCAL IMPACT STUDY FOR DEVELOPMENT APPROVAL IN THE BOROUGH OF WOODBURY HEIGHTS, COUNTY OF GLOUCESTER, STATE OF NEW JERSEY

Solicitor Lozuke read Ordinance 15-2010 by title only. Mayor Elton opened Ordinance 15-2010 to the public for question or comment and upon hearing none, closed same. A motion to approve Ordinance 15-2010 on first reading was made by Councilman Scull and seconded by Councilman Jacob. A roll call vote was unanimous. Ordinance 15-2010 was approved on introduction.

RESOLUTIONS

RESOLUTION 98-2010

RESOLUTION AUTHORIZING PAYMENT NO. 2 FOR THE FIRE HOUSE RENOVATION PROJECT

Solicitor Lozuke read Resolution 98-2010 by title only. A motion to approve Resolution 98-2010 was made by Councilman Pheasant and seconded by Councilwoman Degnen. A roll call vote in favor was unanimous. Resolution 98-2010 was approved.

RESOLUTION 99-2010

RESOLUTION PROVIDING FOR THE INSERTION OF A SPECIAL ITEM OF REVENUE IN THE BUDGET OF THE BOROUGH OF WOODBURY HEIGHTS PURSUANT TO N.J.S. 40A:4-87 (CHAPTER 159, P.L. 1948)

Solicitor Lozuke read Resolution 99-2010 by title only. A motion to approve Resolution 99-2010 was made by Councilman Pheasant and seconded by Councilman Scull. A roll call vote in favor was unanimous. Resolution 99-2010 was approved.

RESOLUTION 100-2010

RESOLUTION APPOINTING SUBSTITUTE CROSSING GUARD

Solicitor Lozuke read Resolution 100-2010 by title only. A motion to approve Resolution 100-2010 was made by Councilman Pheasant and seconded by Councilwoman Degnen. A roll call vote in favor was unanimous. Resolution 100-2010 was approved.

RESOLUTION 101-2010

RESOLUTION AUTHORIZING CONTRACT FOR PROJECT MANAGEMENT SERVICES IN THE COMMUNITY BUILDING CONSTRUCTION PROJECT

Solicitor Lozuke read Resolution 101-2010 by title only. A motion to approve Resolution 101-2010 was made by Councilman Pheasant and seconded by Councilwoman Degnen. A roll call vote in favor was unanimous. Resolution 101-2010 was approved. Joseph A. Smith was appointed to this position

RESOLUTION 102-2010

RESOLUTION AUTHORIZING AMENDMENT TO LETTER OF CREDIT FOR THE COLLEGE SQUARE SHOPPING CENTER-PHASE II PROJECT

Solicitor Lozuke read Resolution 102-2010 by title only. A motion to approve Resolution 102-2010 was made by Councilman Scull and seconded by Councilwoman Degnen. A roll call vote in favor was unanimous. Resolution 102-2010 was approved.

RESOLUTION 103-2010

RESOLUTION APPROVING CHANGE ORDER NO. 1 AND PARTIAL PAYMENT NO. 1 FOR THE RECONSTRUCTION OF WEST JERSEY AVENUE PROJECT

Solicitor Lozuke read Resolution 103-2010 by title only. A motion to approve Resolution 102-2010 was made by Councilman Scull and seconded by Councilwoman Degnen. A roll call vote in favor was unanimous. Resolution 103-2010 was approved.

RESOLUTION 104-2010

RESOLUTION AUTHORIZING ACCEPTANCE OF PROPOSAL FOR INFORMATION TECHNOLOGY SUPPORT SERVICES

Solicitor Lozuke read Resolution 104-2010 by title only. A motion to approve Resolution 104-2010 was made by Councilman Pheasant and seconded by Councilman Jacob. A roll call vote in favor was unanimous. Resolution 104-2010 was approved.

COMMITTEE REPORTS

Property and Environmental: Councilwoman Degnen reported that the Borough is changing IT service providers. There is \$2,500 in JIF Safety money available for purchases.

Finance: Councilman Scull reported that all items were sold at tax sale. A copy of the Finance report will be on file in the Clerk's office.

Streets & Roads: A copy of the streets and roads report will be on file in the Clerk's office.

Public Safety: Councilman Pheasant presented the Police report for August 2010. A copy of this report will be on file in the Clerk's office. Councilman Pheasant noted that school is back in session and the crossing guards are doing a great job.

Water & Sewer: A copy of the water and sewer report will be on file in the Clerk's office.

Recreation and Civic: Councilman Jacob reported that the Veterans' picnic will be held on October 2 at the 4H Fairgrounds. A Veteran's legislative seminar will be held at GCIT on October 16. A Penn Medical representative will attend the October Senior Citizens meeting.

Mayor Elton stated that there's been a lot of progress on Rt 45. Bruster's should be opening within 30 days. This year's Anniversary Party was a success. The Borough spent less than \$3,000 to fund this event. Next year the Fire Department will be celebrating their 100th anniversary.

Bill List: A motion to approve the bill list as presented was made by Councilman Scull and seconded by Councilman Pheasant. A roll call vote in favor was unanimous.

PUBLIC PORTION: Mayor Elton opened the meeting to the public for questions or comments and upon hearing none, closed same.

A motion to adjourn was made by Councilman Pheasant and seconded by Councilman Jacob. All of Council agreed. The meeting adjourned at 8:09 p.m.

Respectfully submitted,

Janet Pizzi, Clerk/Administrator