

BOROUGH OF BERLIN
COUNCIL MEETING MINUTES
MONDAY, OCTOBER 7, 2013
BERLIN MUNICIPAL BUILDING
59 SO. WHITE HORSE PIKE
BERLIN NJ
7:00 PM

MEETING CALLED TO ORDER BY MAYOR ARMANO.

FLAG SALUTE LED BY MAYOR ARMANO.

SUNSHINE NOTICE: Adequate notice of this meeting has been given in accordance with the Open Public Meeting Act, Pursuant to Public Law 1975, Chapter 231. Said notice has been advertised in the Courier Post and Philadelphia Inquirer showing the date, place of time of said meeting.

ROLL CALL: Mayor John J. Armano, Council President James Bilella, Council members Maccaroni, Scelso, Kupchik, Pearce and Knight.

PRESENT ALSO: Solicitor George Botcheos, Chief of Police Michael DeLorenzo and Administrator Charleen Santora.

- **SWEARING IN JASON CHRISTY FOR THE FULL TIME POSITION OF BERLIN BOROUGH PATROL OFFICER EFFECTIVE 10/7/2013**

Mayor Armano swore Jason in. Brother Derek Ledrew and girlfriend Rachel Ferrara held the Bible. His badge was pinned on by his father Sgt. Win Christy of the Lindenwold Police Department.

- **SENATOR DAWN ADDIEGO PRESENTED THE WINNER'S OF THE 2013 FIRE COMPANY ESSAY, ESCAPE PLAN AND POSTER CONTEST TO:**

Megan Giesecke for her essay.
James Bilella for his escape plan.
Lee Lin Wright for poster contest.

Mayor Armano, Councilman Scott Scelso and Fire Chief Bill Behnke presented the awards along with Senator Addiego.

- Katherine Packowski, Borough of Berlin Administrative Agent from Triad Associates spoke to council in regard to a COAH unit located in Smokey Run. Katherine explained that the seller of a town home in Smokey Run cannot sell to the borough for an amount any more than \$159,000.00 which would be one (1) COAH credit. Taxes cannot be raised due to deed restriction. After the owner sells the property it can be reassessed. There was more discussion on the deed



restriction. COAH money is currently frozen and COAH will not act on any spending request.

Councilman Pearce thinks the borough should gain whatever COAH credits available. Councilwoman Kupchik made a motion to reject the offer to purchase the unit, seconded by Councilman Maccaroni. All members present voted in favor to rejecting the offer with the exception of councilman Pearce who voted no.

- Dan Pomponio from Berlin Historic Society spoke to council in regard to moving the historic post office and has submitted preliminary drawings. The Historic Society wants to restore and maintain the historic value of the post office so that it doesn't collapse. The goal is to place the old post office in a more visible location. Funds to do so will be gathered from fundraising and the project will take about a year or two if approved. There is not a plan for a parking lot, but potentially down the road there is a possibility.

Mayor Armano suggested the borough engineer take a look at the draining easement. There was more discussion between Mr. Pomponio and council about options for the placement of the post office.

APPROVAL OF MINUTES:

Caucus meeting minutes from July 30, 2013
Council meeting minutes from August 5, 2013
Caucus meeting minutes from August 27, 2013
Council meeting minutes from September 3, 2013

Motion to approve made by Councilman Scelso, seconded by Councilman Knight. All members present voted in favor with the exception of Councilman Pearce who abstained to voting on the July 30, 2013 caucus meeting minutes.

DEPARTMENT HEAD REPORTS FOR THE MONTH OF AUGUST 2013:

Municipal Court Administrator	\$17,738.93
Tax Collector's	\$2,730,815.31
Utility report	\$81,435.78
Municipal Clerk's report	\$2,595.00
Construction permit fees	\$5,143.00
Zoning permit fees	\$195.00
Community center fees	\$3,000.00

Motion to approve department head reports for August, 2013 made by Councilman Pearce, seconded by Council President Bilella. All members present voted in favor.

Public Comment:

Thomas Little - 4 Thackara Avenue – Thanked council for replacing the “Children at Play” sign on his street; Asked about one way signs and speed bumps for his street to reduce speeding. Council President Bilella responded informing the resident that a speed counter has been borrowed from Voorhees Township and the borough is doing research on all streets. Once a list is compiled the borough will prioritize based upon funding.

COUNCIL REPORTS:

- Mayor John J. Armano discussed the letter from Pennoni Associates that was sent to the NJDOT in regard to a meeting that was held September 17, 2013 which facilitated discussions about various traffic issues in Berlin Borough. / The October election polling place for district 1 (one) which is in the Borough Hall Court Room has been moved to the kitchen downstairs due to court being in session. The Board of Elections has approved this change.
- Buildings & Grounds, Chairman Gary Knight reported that the library door has been installed and looks good. Aqua Tex is continuing with the remediation process and will finish sometime next week. The kitchen area at 59 S. White Horse Pike has been cleaned up and looks good. Soon the kitchen will be painted.
- Streets & Roads, Chairman Jim Bilella discussed an accident that occurred at the Franklin Avenue and White Horse Pike intersection. The NJDOT “No Turn On Red” sign was knocked down. Letter being sent to NJDOT should include information about the accident so that they are made aware.
- Water & Sewer, Chairman Lynn Kupchik reported that tomorrow there is a meeting with Pennoni Associates and Uni Tec to finalize the issue in regard to Well 15. Meeting will help determine who is going to take over possession the well and the state will be notified and involved.
- Health & Recreation, Chairman Jim Pearce reported that Walter Signs is going to provide larger logos that were done recognizing the sponsors for the Community Center free of charge because the previous order was too small. / Councilman Pearce would like to set up a meeting to discuss raising the fees for Community Center rental. / Berlin Soccer Club’s opening day last month was a great day; Fire Prevention Safety Night is being held Wednesday; Rotary is having their annual Casino Night at Lucien’s on Friday night; Police Department is having their annual blood drive at the Community Center October 30th from 3-8pm.
- Public Safety, Chairman Scott Scelso provided a police and fire report for the month of August. The Police Department handled 1, 892 calls for service; 346 summonses were issued along with 47 arrests, 7 DWI arrests, 25 warrant arrests and 17 drug arrests. 8,875 miles were put on the police vehicles during patrol and other duties. 33 motor vehicle accidents were reported and there were 5 injuries.

There were 53 calls for the Fire Department for the month of August. Police Department participated at Fire prevention Night at the Community Center on October 2nd; PD will be participating at the Fall Fest doing a pumpkin carving contest and prescription drug return; Blood Drive will be held October 30th from 3 to 8pm at the Community Center.

- Finance, Chairman Nick Maccaroni discussed the Best Practices report and percentages compared to the previous year's report. CFO Steve Miller worked on completing the Best Practices worksheet and the borough is at 86% compliance. This year on the worksheet about 40% of the questions were the same. Discussed spending for the end of the year and departments are starting to prepare their budgets for next year.
- Solicitor, George Botcheos reported that Cingular Wireless accepted the borough's counter offer. Currently looking over the language of the proposal; Cingular Wireless will pay the borough \$19,000.00 a year with 10% term enhancements.
- Administrator, Charleen Santora discussed Smart Link project vendor that wants to place equipment on Well # 12 which is shut down. The borough already has a lease with Nextel for ten more years. Pennoni Associates will review the drawings. Solicitor informed everyone that they must go before the planning board before anything happens. / Water theft ordinance is on the agenda if anyone has questions. / Car Mart mercantile application has not been approved by the zoning department because of the number of cars listed. / The borough will be closed on Monday, October 14th in observance of Columbus Day. / Clerk's office will be closed on Thursday, October 17th due to mandatory educational classes. / The cost for the Merkley building to be demolished is about \$36,800.00.

2nd Reading, ORDINANCES:

**ORDINANCE NO. 2013-01, AN ORDINANCE AMENDING SALARY
ORDINANCE 2012-01 SUPPLEMENTING CHAPTER 62 OF THE CODE OF THE
BOROUGH OF BERLIN ENTITLED "SALARIES"**

Meeting open for public hearing. There was no public comment.

Meeting closed to the public.

Motion to adopt Ordinance No. 2013-01 made by Councilman Maccaroni, seconded by Council President Bilella. All members present voted in favor.

**ORDINANCE NO. 2013-02, AN ORDINANCE AMENDING AND
SUPPLEMENTING CHAPTER 29 OF THE CODE OF THE BOROUGH OF
BERLIN ENTITLED, "CONSTRUCTION CODES, UNIFORM"**

Meeting open for public hearing. There was no public comment.

Meeting closed to the public.

Motion to adopt Ordinance No. 2013-02 made by Councilwoman Kupchik, seconded by Council President Bilella. All members present voted in favor.

ORDINANCE NO. 2013-11, AN ORDINANCE AMENDING AND SUPPLEMENTING CHAPTER 226 OF THE CODE OF THE BOROUGH OF BERLIN ENTITLED, "NUISANCES"

Meeting open for public hearing. There was no public comment.

Meeting closed to public.

Motion to adopt Ordinance No. 2013-11 made by Councilman Pearce, seconded by Councilwoman Kupchik. All members present voted in favor.

ORDINANCE INTRODUCTION:

ORDINANCE NO. 2013-12, AN ORDINANCE AMENDING AND SUPPLEMENTING CHAPTER 67 OF THE CODE OF THE BOROUGH OF BERLIN ENTITLED, "WATER DEPARTMENT"

Motion to introduce Ordinance No. 2013-12 made by Councilwoman Kupchik, seconded by Councilman Pearce. All members present voted in favor.

RESOLUTIONS:

Meeting open to the public on Resolutions R10-5 through R10-17; 2013.

Meeting closed to the public.

RESOLUTION R10-5; 2013, APPROVAL FROM BOROUGH COUNCIL TO ACCEPT PROPOSAL FROM PENNONI ASSOCIATES FOR ENGINEERING AND INSPECTION FOR THE MALAN AVENUE RECONSTRUCTION PROJECT IN THE AMOUNT OF \$31,120 (CFO to certify funding)

RESOLUTION R10-6;2013, AUTHORIZATION FROM BOROUGH COUNCIL TO APPROVE THE PROPOSAL FROM PENNONI ASSOCIATES FOR NJDOT FY2014 MUNICIPAL AID GRANT APPLICATION IN THE AMOUNT NOT TO EXCEED \$1200.00 (CFO to certify funding)

RESOLUTION R10-7;2013, AUTHORIZATION FROM BOROUGH COUNCIL TO APPROVE THE PROPOSAL FROM PENNONI ASSOCIATES FOR NJDOT

FY 2014 SAFE STREETS TO TRANSIT GRANT APPLICATION IN THE AMOUNT NOT TO EXCEED \$1200.00 (CFO to certify funding)

RESOLUTION R10-8;2013AUTHORIZATION FROM BOROUGH COUNCIL TO APPROVE THE PROPOSAL FROM PENNONI ASSOCIATES FOR PROFESSIONAL SERVICES FOR A TRAFFIC SIGNAL RETIMING MODIFICATIONS AT THE INTERSECTION OF FRANKLIN AVENUE AND CLEMENTON ROAD IN BERLIN BOROUGH IN THE AMOUNT NOT TO EXCEED \$10,200.00 (CFO to certify funding).

RESOLUTION R10-9;2013, APPROVAL TO SUBMIT A GRANT APPLICATION AND EXECUTE A GRANT CONTRACT WITH THE NEW JERSEY DEPARTMENT OF TRANSPORTATION FOR THE 2014 BERLIN BOROUGH ROAD IMPROVEMENT PROGRAM PROJECT IDENTIFIED AS SST 2014 BERLIN BOROUGH 00086

RESOLUTION R10-10;2013, APPROVAL TO SUBMIT A GRANT APPLICATION AND EXECUTE A GRANT CONTRACT WITH THE NEW JERSEY DEPARTMENT OF TRANSPORTATION FOR THE 2014 BERLIN BOROUGH ROAD IMPROVEMENT PROGRAM PROJECT IDENTIFIED AS MA 014 BERLIN BOROUGH 00575

RESOLUTION R10-11; 2013, A RESOLUTION OF THE BOROUGH OF BERLIN SUPPORTING PARTICIPATION IN THE SUSTAINABLE JERSEY MUNICIPAL CERTIFICATION PROGRAM

RESOLUTION R10-12;2013, A RESOLUTION OF THE BOROUGH AUTHORIZING FIRE SUPPRESSION SYSTEM CHARGES IN THE AMOUNT OF \$8100.00 LOCATED AT 321 PINEDGE DRIVE

RESOLUTION R10-13; 2013, A RESOLUTION AUTHORIZING THE REFUND OF RENTAL INSPECTION FEES FOR BLOCK 601, LOT 13 IN THE AMOUNT OF \$100.00

RESOLUTION R10-14;2013, A RESOLUTION OF THE BOROUGH OF BERLIN, IN THE COUNTY OF CAMDEN, NEW JERSEY, AUTHORIZING THE SALE OF \$5,330,000 PRINCIPAL AMOUNT OF GENERAL OBLIGATION BONDS, SERIES 2013, CONSISTING OF \$3,854,000 GENERAL IMPROVEMENT BONDS, \$ 973,000 WATER UTILITY BONDS AND \$503,000 SEWER UTILITY BONDS, AND AUTHORIZING OTHER MATTERS RELATING THERETO

RESOLUTION R10-15 APPROVAL OF MERCANTILE LICENSE FOR L & N MARKET LOCATED AT 39 W. WHITE HORSE PIKE FOR A CONVENIENCE STORE BUSINESS

**RESOLUTION R10-16; 2013, APPROVAL FROM BOROUGH COUNCIL TO
SELL ON GOV DEALS A 1985 CLARK MICHIGAN FRONT END LOADER,
MODEL 35C WITH DETROIT DIESEL ENGINE**

**RESOLUTION R10-17;2013, AUTHORIZATION FROM COUNCIL TO
PURCHASE A VARIABLE FREQUENCY DRIVE ON THE MOTOR AT THE
WATER TREATMENT PLANT TO CONTROL HIGH SERVICE PUMPS AT A
COST SAVINGS FOR THE AMOUNT OF \$14,000**

Motion to adopt Resolutions R10-5 through R10-17; 2013 MADE BY Council
President Bilella, seconded by Councilman Maccaroni. All members present voted in
favor.

- **Payment of the bills for the month of September, 2013 in the amount of
\$1,215,667.26**

Motion to adopt the payment of bills for the month of September 2013 made by
Councilman Maccaroni, seconded by Council President Bilella. All members present
voted in favor.

Motion to adjourn made by Councilman Pearce, seconded by Council President
Bilella. All members present voted in favor.

Charleen Santora
Charleen Santora, RMC