



**BOROUGH OF BERLIN**  
MUNICIPAL BUILDING  
59 SOUTH WHITE HORSE PIKE  
BERLIN, NJ 08009

**COUNCIL MEETING AGENDA**  
THURSDAY, FEBRUARY 8, 2024

REGULAR MEETING BEGAN IMMEDIATELY AFTER THE 6:30 PM WORKSHOP MEETING

**MEETING CALLED TO ORDER**

**PLEDGE OF ALLEGIANCE**

**STATEMENT OF ADVERTISEMENT:**

Notice of this meeting has been provided to the Courier Post and the Philadelphia Inquirer and is posted on the Borough Hall Bulletin Board stating the time, date, and the place of the meeting.

**ROLL CALL:**

Councilman Badolato -Present  
Councilwoman Cummings – Present  
Councilman Hohing – Present  
Councilman Mascarenhas – Present  
Councilman Wilkinson – Present  
Council President Miller – Present  
Mayor Miller – Present

Also present: Solicitor, Howard Long – Present  
Administrator, Anne Marie Miller – Present  
Administrative Consultant Charleen Santora - Present  
Municipal Clerk, Rachel von der Tann, RMC – Present

**APPROVAL OF MINUTES**

Approval of December 14, 2023, regular meeting minutes Motion; Council President Miller , Seconded.; Councilman Hohing,, AIF: All

Approval of December 14, 2023, executive session meeting minutes Motion; Councilman Hohing, Seconded.; Councilman Mascarenhas. AIF: All .

Reorganization meeting minutes January 4, 2024, Motion; Councilwoman Cummings , Seconded: Council President Miller AIF : All .

**COUNCIL REPORTS**

- **BUILDINGS, PARKS, & RECREATION** Councilman Badolato and Councilman Mascarenhas
- **PUBLIC WORKS, STREETS & ROADS** – Councilwoman Cummings and Councilman Wilkinson

- **WATER & SEWER** - Councilwoman Cummings and Councilman Badolato
- **PUBLIC SAFETY** – Councilman Hohing and Councilman Mascarenhas
- **YOUTH ATHLETICS , COMMUNITY EVENTS** – Council President Miller and Councilman Wilkinson
- **FINANCE** –Council President Miller and Councilman Hohing
- **SOLICITOR**- Howard Long
- **MAYOR**-Rick Miller

### **COUNCIL REPORTS**

- **BUILDINGS, PARKS, & RECREATION** Councilman Badolato

Community Center parking lot lights have been installed and repaired.

Blaise property update, Councilman Badolato has spoken with John Mistocis. He suggested that the Borough goes ahead and files. If we do that it gives us a head start on the courts. He will put a proposal together for the March meeting so it can be voted on.

Councilman Badolato explains we cannot act unless we own the property.

Mr. Long suggest approaching the owner and purchasing the property for \$1.00 and claim all responsibility for the property.

Councilman Badolato will still get the letter from Mr. Mistocis. The Mayor states he wants to move forward this from every angle.

Councilman Mascarenhas wants to move forward with the renovating the 3 Berlin Parks. We need to ask the engineers which park needs the most renovation and start with that one .

Councilman Mascarenhas is doing a walkthrough on the lights in Carriage Stop with Atlantic City Electric. See which ones need to be repaired. Councilman Mascarenhas says we are going to repair the lights that are broken. In addition to that two new lights will be going into Carriage Stop. That is 100% moving forward.

- **PUBLIC WORKS, STREETS & ROADS** - Councilman Wilkinson

Councilman Wilkinson speaks about the Public Works garage. States he is following up a report from 2022 and a recent letter from January 12, 2024, on the direction the Borough will be taking about the Public Works garage. This topic will need additional conversation. The garage at address 16 Park drive will need soil testing and questions about preserving the building and what will be required.

Councilman Wilkinson then states that we have been awarded \$208,558.00 for the 2024 road program.

Councilman Wilkinson added an update on Jackson Road. He spoke with Bill Behnke who has been dealing with the construction managers on this project. Mr. Behnke spoke with County Highway senior engineer. They will schedule a preconstruction meeting for the project. They anticipate the work to begin by the end of May.

➤ WATER & SEWER - Councilwoman Cummings –

Councilwoman Cummings states in the water department, there were 15 service orders for the meter repair and replacements that were completed. 62 utility mark outs were completed monthly maintenance on both the water plants.

The water department also had two water main breaks which we were repaired. One was a four-inch main that was repaired on Morton Ave and a 10-inch main that was repaired on Haddon. Avenue. In the sewer department, all the routine monthly maintenance was completed of the 10 pump stations as well as the 10 emergency backup generators at the sewer plant. Crosskeys pump station rehab project is complete. Except for the generators that are to arrive within the next two weeks. They finished the fencing today on that project.

Update on stormwater, the cleanup in the stormwater system continues.

Councilwoman Cummings states per the NJDEP regulations, all the storm drains must be retrofitted to prevent larger litter, storm debris from entering the stormwater system and the storm drains must also have bike safe grates in there. The crews have been retrofitting them, 50 storm drains and 10 bike safe crates will continue until we're fully compliant with everything. They are checking as they're going along and doing their reports and then, scheduling them. New Jersey DEP also has regulations that require the Borough to GPS all the storm drains and map out all of the storm pipes in our system. The crew has completed approximately 70% of those regulation requirements and that brings us well ahead of our required mandated time frame.

PUBLIC SAFETY – Councilman Hohing

Councilman Hohing welcomes everyone. States the Borough Fire Company, responded to 79 calls in January as opposed to 67 in December 9 reported dwelling fires this past month verses 12 in December.

The Police department had this month, 31 incidentals versus 25 last month, 14 alarm systems and 11 alarm systems in the previous month, seven motor vehicle accidents and 11 wires down verses three last month. Councilman Hohing says he believes that the 11 wires that were down were related to the January 9th weather event we had, which a lot of us were on staff as well for that event.

In addition, they received training on truck memorization and SCB A training and ice rescue training as well.

For EMS they had transported a total of 24 confirmed COVID-19 patients, and they continue to see an increase in those numbers.

Councilman Hohing states In addition to some of the highlights, Council attended the Berlin Fire Company annual installation dinner and attended a memorial service for Chief Joseph Baton.

Councilman Hohing states the overall numbers for Berlin Borough compared to Berlin Township. We had 153 for Belin Borough verses 94 for Berlin Township. The Borough is about 50% as usual and about 30% for Berlin Township. The residual from that the other 20% is amongst the other Boroughs, surrounding Boroughs as well.

➤ **YOUTH ATHLETICS , COMMUNITY EVENTS** – Councilman Wilkinson

Councilman Wilkinson already spoken to a few of our Youth Athletic directors to put together some of their desires and maybe they could come to a council meeting and explain their wants.

Councilman Wilkinson says that registration for spring sports in now open.

➤ **FINANCE** – Council President Miller- See attached report on finance.

Council President Miller reads the revenue collected from each department.

Council President Miller talks about attending the budget workshop. States at this time the CFO will be meeting with department heads to go over the budget.

Council President Miller ask where the Borough is with the light at Franklin Avenue and the White Horse Pike. Conversation with the DOT will continue and updates to follow.

➤ **SOLICITOR** –

Mr. Long goes over the Ordinance that is being adopted tonight and the other 4 ordinances that are being introduced.( See agenda)

➤ **MAYOR** Miller-

The Mayor thanks everyone who came out for the January 9<sup>th</sup> storm. States it was a team effort and great job done by all.

Mayor announces rabies clinic will be April 20, 2024, and the shredding even is June 1, 2024.

The Mayor talks about additional busing for student. This topic will be addressed by the school board when they discuss their budget.

**OLD BUSINESS**

**SECOND READING ON ORDINANCE NO. 2024-01**

AN ORDINANCE AMENDING CHAPTER 52, ARTICLE II, OFF-DUTY EMPLOYMENT , SPECIFICALLY 52-19, PAYMENT REQUIREMENT OF THE CODE OF THE BOROUGH OF

BERLIN, COUNTY OF CAMDEN AND STATE OF NEW JERSEY.

Meeting open to the public on Ordinance No. 2024-01 Councilman Badolato , Second;  
Councilman Hohing ,RCV All in favor. .

Meeting closed to the public on Ordinance No. 2024-01 Council President Miller , Second;  
Councilwoman Cummings, RCV: All in favor.

Motion to adopt Ordinance No. 2024-01 Councilman Hohing , Second.Councilman Wilkinson,  
RCV: All in favor

## **NEW BUSINESS**

### **FIRST READING ON ORDINANCE NO. 2024-02**

AN ORDINANCE AMENDING CHAPTER 335, ZONING AND LAND USE, OF THE CODE OF THE BOROUGH OF BERLIN, COUNTY OF CAMDEN AND STATE OF NEW JERSEY.

Motion to introduce Ordinance No. 2024-02, Councilwoman Cumming , Sec;Councilman Hohing,  
RCV: All in favor .

### **FIRST READING ON ORDINANCE NO. 2024-03**

AN ORDINANCE CREATING CHAPTER 283, OF THE CODE OF THE BOROUGH OF BERLIN ESTABLISHING REQUIREMENTS FOR THE STORAGE OF SALT AND OTHER SOLID DE-ICING MATERIALS ON PROPERTIES NOT OWNED OR OPERATED BY THE MUNICIPALITY (PRIVATELY-OWNED), INCLUDING RESIDENCES, IN THE BOROUGH OF BERLIN.

Motion to introduce Ordinance No. 2024-03, Councilwoman Cummings , Sec.,Councilman Badolato , RCV :All in favor.

### **FIRST READING ON ORDINANCE NO. 2024-04**

AN ORDINANCE CREATING CHAPTER 311 OF THE CODE OF THE BOROUGH OF BERLIN, ESTABLISHING REQUIREMENTS FOR TREE REMOVAL AND REPLACEMENT IN THE BOROUGH OF BERLIN TO REDUCE SOIL EROSION AND POLLUTANT RUNOFF, PROMOTE INFILTRATION OF RAINWATER INTO THE SOIL.

Motion to introduce Ordinance No. 2024-04,Councilwoman Cummings , Sec; Councilman Hohing  
RCV: All in favor.

### **FIRST READING ON ORDINANCE NO. 2024-05**

AN ORDINANCE IN ACCORDANCE WITH P.L.2021, C.182, RENTAL DWELLINGS CONSTRUCTED PRIOR TO 1978 MUST BE INSPECTED FOR LEAD-BASED PAINT HAZARDS.

A FEE OF \$20 PER UNIT WILL BE ASSESSED WHICH SHALL THEN BE DEPOSITED INTO THE LEAD HAZARD CONTROL ASSISTANCE FUND.

Motion to introduce Ordinance No. 2024-05, Council President Miller , Sec.,Councilman Hohing ,  
RCV: All in favor. .

**CONSENT AGENDA Resolutions R2-35;2024 to R2-55:2024**

Motion to open to the public: Councilman Mascarenhas      Second; Councilwoman Cummings  
AIF: All

Motion to close public portion: Council President Miller      Second; Councilman Mascarenhas  
AIF: All

**RES. R2-35:2024**

Resolution memorializing executive session meeting of December 14, 2023.

**RES. R2-36-2024**

Resolution awarding Arawak Paving Co. Inc of Hammonton NJ for the 2023 Roadway  
Improvement Project with a base bid of \$\$378,900.00 and add alternate of \$20,400.00 totaling  
\$399,300.00. (CAF has certified the funds)

**RES. R2-37-2024**

Resolution authorizing John Allsebrook to sign with NJDOT to permit work in or near the  
Borough's water and sewer utilities.

**RES. R2-38-2024**

Resolution approving Alexander S. Podvigin, from Berlin NJ, application for membership to the  
Borough of Berlin Fire Company No.1

**RES. R2-39-2024**

Resolution appointing Lauren Sedberry as Deputy Treasurer for the Borough of Berlin effective  
February 8, 2024

**RES. R2-40-2024**

Resolution of the Borough of Berlin, County of Camden, State of New Jersey, authorizing the  
tax cancellation of future taxes and the tax refund of \$90.72 for Block 702 Lot 6 due to 100%  
totally disabled veteran.

**RES. R2-41-2024**

Resolution of the Borough of Berlin, County of Camden, State of New Jersey, authorizing 1<sup>st</sup>  
Qtr. 2024 utility bill adjustments for the following property, 99 Tansboro Road.

**RES. R2-42-2024**

Resolution of the Borough of Berlin, County of Camden, State Of New Jersey, authorizing 4<sup>th</sup>  
Qtr. 2023 utility bill adjustments for the following property, 3 Park Avenue for a meter  
malfunction.

**RES. R2-43-2024** .

Resolution of the Borough of Berlin, County of Camden, State of New Jersey, authorizing the  
refund of \$300.00 For Block 1406 Lots 13.02 due to payment of incorrect meter size.

**RES. R2-44-2024**

Resolution of the Borough of Berlin, County of Camden, State Of New Jersey, authorizing the refund of \$300.00 For Block 1407 Lots 12.01 due to payment of incorrect meter size.

**RES. R2-45-2024**

Resolution Of the Borough of Berlin, County of Camden, State of New Jersey, authorizing the tax refund of \$2,916.07 For Block 1209 Lot 10 due to overpayment.

**RES. R2-46-2024**

Resolution of the Borough of Berlin, County of Camden, State of New Jersey, authorizing the tax refund of \$71,510.78 For Block 8000 Lot 1 due to overbill.

**RES. R2-47:2024**

Resolution authorizing a grant application from the New Jersey Department of Community Affairs in the amount of \$100,000.00 to carry out the project of replacing playground equipment at three (3) Borough of Berlin playgrounds,

**RES. R2-48:2024**

Resolution for approval from council to authorize the release of the maintenance guarantees for Montebello Section 6 water service per recommendation from Collier Associates.

**RES. R2-49:2024,**

Resolution authorization from council to approve the following borough merchandise to advertise on Gov Deals; a 2008 Ford F350 Utility Truck Vin # 1FDWF30538EC79475, an E mark walk behind mower model # M3613KA, Serial # 347825 and Eager Beaver aluminum trailer vin # 112RAJ249LL033756, Model # Rec/6TB.

**RES. R2-50:2024**

Authorizing the Extension of the Grant Term for The Berlin Gibbsboro Voorhees Municipal Alliance.

**RES. R2-51:2024**

Resolution authorizing the Mayor of the Borough Of Berlin and Municipal Clerk to execute the Second Amendment to the Water Tower Lease Agreement by and between the Borough of Berlin ("Lessor") And Verizon Wireless ("Lessee")

**RES. R2-52:2024**

Resolution approving change order # 1 increasing the total contract amount by \$975.00 on contract # BBWSX22007 for the Cross Keys PS#6 Rehabilitation.

**RES. R2-53:2024**

Resolution providing for the combination of certain issues and determining the form and other details of the offering of not to exceed \$15,075,000 General Obligation Bonds, Series 2024, Consisting of (I) Not To Exceed \$6,255,000 General Improvement Bonds; (ii) not to exceed \$2,398,000 Sewer Utility Bonds; and (iii) not to exceed \$6,422,000 Water Utility Bonds of the Borough of Berlin, in the County of Camden, State of New Jersey and providing for the sale of such bonds.

**RES. R2-54;2024**

Resolution of the Borough of Berlin, County of Camden, State of New Jersey, Authorizing the tax refund of \$5,238.95 for the block and lots below due to overpayment by Corelogic.

<u>Block/Lot</u>	<u>Address</u>	<u>Action</u>	<u>Refund</u>
1203/12	17 Broadview Ave	Overpayment	\$1514.24
1209/10	122 Washington Ave	Overpayment	\$1458.47
2211/71	3 Blatherwick Dr	Overpayment	\$2266.24

**RES. R2-55;2024**

Resolution approving February bill list totaling \$5,950,987.56.

**MOTION TO APPROVE RESOLUTIONS R2-35;2024 to R2-55;2024** Councilman Hohing , Sec. Councilwoman Cumings ; , RCV All .

**PRIVILEGE OF FLOOR**

Motion to open the public portion: Councilman Mascarenhas

Seconded: Council President Miller    AIF: All                      Opposed: None

Motion to close the public portion: Councilman Mascarenhas

Seconded: Council President Miller    AIF: All                      Opposed: None

**PUBLIC COMMENT**

**Ron Schepis**, Berlin resident

Compliments the Mayor and the Council for expediting the piece of equipment that the public works guys needed to clean the stream on Glenview Avenue. They finished the project. He can't say enough good things about Public Works. The guys did a very neat job. It's a messy, muddy mess and they did an outstanding job. The stream is flowing more better than it's flown probably in the last 30 years.

**Tim Regan** , Berlin resident

Mr. Regan ask if there are any updates regarding Rocco's Collision.

The Mayor has informed Mr. Regan that the Berlin Borough Zoning Official has been in contact with Rocco's and the Borough will continue to follow up.

**Stephanie Walls**, Berlin resident

Ms. Walls inquired about Triad providing a list of grant opportunities for nonprofits and not just DBRC as a board member of the DBRC, but for all nonprofits in town just to see what's in line with our mission and the Borough's mission.

**GOOD OF THE ORDER**

Motion to adjourn: Councilman Badolato



Seconded: Councilman Mascarenhas

AIF: All

Opposed: None

Submitted by:  
Rachel von der Tann  
Municipal Clerk