

JULY 28, 2008

On the above date, the Township Committee of the Township of Mantua held its monthly Regular Meeting in the Mantua Township Municipal Building, 401 Main Street, Mantua, NJ 08051.

Mayor Timothy W. Chell called the meeting to order. The time was 7:30 p.m. Mayor Chell asked for everyone to rise for the flag salute and remain standing for a moment of silence.

Mayor Chell then read aloud the Statement of the Presiding Officer: "As required by the New Jersey Open Public Meeting Act, adequate notice of this meeting has been provided by adopting a schedule of regular meetings for the year 2008. The schedule was posted on the bulletin board of the Municipal Building and mailed to the Gloucester County Times and Courier-Post newspapers on January 2, 2008."

Mayor Chell called on Township Clerk Shawn Menzies to perform a roll call of present officials. Present were, Committeeman Robert Zimmerman Deputy Mayor Peter Scirrotto, Mayor Chell, August Knestaut, Esquire, Township Solicitor, Michael Datz, Township Administrator and Shawn G. Menzies, Township Clerk. Committeewoman Lorraine Beckett and Committeewoman Sharon Lawrence were absent.

Deputy Mayor Scirrotto made a motion to approve the meeting minutes of the Township Committee's July 14, 2008 Workshop Meeting, seconded by Committeeman Zimmerman. All were in favor.

Deputy Mayor Scirrotto made a motion to approve the Closed Session meeting minutes of the Township Committee, seconded by Committeeman Zimmerman. All were in favor.

Deputy Mayor Scirrotto made a motion to approve Resolution R-126-2008, seconded by Committeeman Zimmerman.

RESOLUTION R-126-2008
A RESOLUTION OF THE TOWNSHIP COMMITTEE
OF THE TOWNSHIP OF MANTUA
RE: A RESOLUTION PROMOTING LIEUTENANT
EDWARD POWELL TO THE RANK OF CAPTAIN OF POLICE
OF THE MANTUA TOWNSHIP POLICE DEPARTMENT

All were in favor.

Deputy Mayor Scirrotto, the Public Safety Director, administered the Oath of Office to Captain Powell, who was joined by his wife and family members.

It was at this time did Mayor Chell make a motion for a brief recess, seconded by Committeeman Zimmerman. All were in favor.

At 7:40 p.m., Mayor Chell made a motion to return to the meeting agenda, seconded by Deputy Mayor Scirrotto. All were in favor.

Deputy Mayor Scirrotto made a motion to open the meeting to the public, seconded by Committeeman Zimmerman. All were in favor.

William Good, Mercer Avenue, Sewell, asked if there has been a timeline established for the repairs detailed in a recent newspaper story about the railroad crossing on Center Street. Mayor Chell said the Township has been working with the County and the State and as of today the work could commence in October.

Next, Mr. Good asked about the status of the old Sewell railroad house also on Center Street and if the Township could raze the structure. Mayor Chell explained that previously someone purchased it and was seeking to renovate it and open some type of business, but that remains to be seen as of today. Mayor Chell added that the owners have applied for a State grant to assist them in the process and they are also being assisted by the Township's Economic Development Committee. Furthermore, Mayor Chell agreed it is an eyesore and presents some zoning challenges if an application was to be filed.

Mr. Good asked about the status of the run down building located across from Damminger's business on Main Street and Heritage Road. Mayor Chell said the Code Enforcement Officer has cited the owner on more than one occasion and they are headed to court.

Mr. Good next asked if the Township has any plans on trimming branches on a large and old buttonwood tree on Mercer Avenue, as the Township already cuts the grass at the site. Mr. Datz explained that an arborist was at the site recently and deemed the tree healthy, but he will have the gentleman back to review the braches out of concern.

James Slempp, Mount Royal Road, Sewell, asked who would the Township of Mantua have to contact to have a bus waiting shelter built on Route 45 near the proposed ACME. Mayor Chell said that is something which would be checked into. Mr. Datz explained a shelter would have to be built and maintained by the Township of Mantua.

Mr. Slempp asked if a recent court ruling invalidating a town's tree ordinance would break the agreement between the Township of Mantua's tree ordinance and what would be owed to the municipality from the Lowes and Target project. Mayor Chell said he believes the Township of Mantua's tree ordinance as it is written is clearer than the one in Harrison Township which had its shot down. He added all towns with any type of tree ordinance are at risk and that Target and Lowes could sue.

Mr. Slempp asked if the funds due to the Township of Mantua from Lowes and Target would be so prior to the issuance of a certification of occupancy. Mr. Datz said yes unless a judge orders the Township of Mantua to do so.

Mr. Slempp asked the increase of the recently adopted local budget, to which Mayor Chell explained that it is an increase of 8.3 cents or \$622,000.00 more than last year's budget.

Mr. Slempp asked if the taxes for the property recently purchased by Total Turf, formerly the Lambs Road Associates site on Lambs Road, had taxes canceled. Mayor Chell said no one can cancel taxes, but taxes can be abated.

Mr. Slempp asked if the Total Turf site has pollution on it now or was it once thought to have. Mayor Chell said the site is clear under standards used by the New Jersey Department of Environmental Protection to let something be built.

Mr. Slempp asked if a one-way sign could be installed at the Chestnut Branch Park at the site where it is only one way to exit around the loop. Mr. Datz said signs have been ordered.

Mr. Slempp asked if additional trash bins could be installed at the park as cardboard was left out during a rain storm and was all wet and soaked and only weighs trash down. He added more cleaning needs to be done down at the park and ants are eating a wood railing. Mr. Datz said the split rail fence has been removed. Mr. Slempp asked if the Township is going to rebuild the hockey rink as it should.

Mr. Good asked if the Township of Mantua could install conduits so during events like Memorial Day and Veterans Day an extension cord would not have to be run from the municipal building to the Veterans plaza. Mr. Datz said there is running electricity, but a short has been found and he will look into having it repaired.

Mr. Good asked if the Township could find funds to replace the Welcome to Mantua Township signs throughout the municipality as they ones standing are old and in poor condition.

Glen Lore, 49 Chestnut Street, thanked the Township Committee for the assistance it gave to members of the 7th Regiment of New Jersey who were in town at cemeteries to honor deceased soldiers, to which Dolores Allen did a fine job of contacting the media.

Lewis Fichera, Sewell, asked about the project and variance status of an age-restricted development on Center Street. Mayor Chell said while there is no legal answer he could offer, variances do have expirations and he will contact the Zoning Board Solicitor to get the answer.

Mr. Fichera next asked about two resolutions on the agenda pertaining to Change Orders for the Cumberland Avenue Reconstruction project and whether the work was completed or not? Mayor Chell said the work was done and the changes reflect such. Mr. Datz explained that curbing was put in, a sidewalk was raised and there was a change in the asphalt base- all of which were not known at the time the project was designed and awarded.

As no one else wished to address the Township Committee, Deputy Mayor Scirrotto made a motion to close the public portion, seconded by Committeeman Zimmerman. All were in favor.

Deputy Mayor Scirrotto made a motion to open for a public hearing Ordinance O-12-2008, seconded by Committeeman Zimmerman. All were in favor.

As no one wished to address Ordinance O-12-2008, Deputy Mayor Scirrotto made a motion to close the public hearing, seconded by Committeeman Zimmerman. All were in favor.

Deputy Mayor Scirrotto made a motion to adopt Ordinance O-12-2008, seconded by Committeeman Zimmerman.

ORDINANCE O-12-2008
AN ORDINANCE OF THE TOWNSHIP COMMITTEE
OF THE TOWNSHIP OF MANTUA
RE: AN ORDINANCE CREATING A RIGHT TO FARM
ORDINANCE IN THE TOWNSHIP OF MANTUA

All members voted in the affirmative to adopt by a roll call vote, 3-0.

Deputy Mayor Scirrotto made a motion to approve Resolution R-127-2008, seconded by Committeeman Zimmerman.

RESOLUTION R-127-2008
A RESOLUTION OF THE TOWNSHIP COMMITTEE
OF THE TOWNSHIP OF MANTUA
RE: A RESOLUTION APPROVING AND AUTHORIZING A
MECHANICS LIEN IN THE AMOUNT OF \$138.78 ON REAL PROPERTY
LOCATED AT 189 DENVER AVENUE, BLOCK 12, LOT 3 OF THE
OFFICIAL TAX MAP OF THE TOWNSHIP OF MANTUA FOR
MAINTENANCE WORK PERFORMED BY THE TOWNSHIP OF MANTUA

All members voted in the affirmative to a roll call vote to approve, 3-0.

Deputy Mayor Scirrotto made a motion to approve Resolution R-128-2008, seconded by Committeeman Zimmerman.

RESOLUTION R-128-2008
A RESOLUTION OF THE TOWNSHIP COMMITTEE
OF THE TOWNSHIP OF MANTUA
RE: A RESOLUTION APPROVING CHANGE ORDER
NO. 8 IN THE AMOUNT \$9,777.88 FOR AMERICAN ASPHALT
FOR THE CUMBERLAND AVENUE RECONSTRUCTION PROJECT

All members voted in the affirmative to a roll call vote to approve, 3-0.

Deputy Mayor Scirrotto made a motion to approve Resolution R-129-2008, seconded by Committeeman Zimmerman.

RESOLUTION R-129-2008
A RESOLUTION OF THE TOWNSHIP COMMITTEE
OF THE TOWNSHIP OF MANTUA
RE: A RESOLUTION APPROVING CHANGE ORDER
NO. 9 IN THE AMOUNT \$5,340.00 FOR AMERICAN ASPHALT
FOR THE CUMBERLAND AVENUE RECONSTRUCTION PROJECT

All members voted in the affirmative to a roll call vote to approve, 3-0.

Deputy Mayor Scirrotto made a motion to approve Resolution R-130-2008, seconded by Committeeman Zimmerman.

RESOLUTION R-130-2008
A RESOLUTION OF THE TOWNSHIP COMMITTEE
OF THE TOWNSHIP OF MANTUA
RE: A RESOLUTION APPROVING THE REQUEST OF PETER B.
AND MARGARET A. READ FOR PARTICIPATION IN THE TOWNSHIP
OF MANTUA'S FARMLAND PRESERVATION INCENTIVE
PROGRAM FOR BLOCK 274, LOT 2.01

All were in favor.

Deputy Mayor Scirrotto made a motion to approve Resolution R-131-2008, seconded by Committeeman Zimmerman.

RESOLUTION R-131-2008
A RESOLUTION OF THE TOWNSHIP COMMITTEE
OF THE TOWNSHIP OF MANTUA
RE: A RESOLUTION APPROVING THE REQUEST OF PETER B.
AND MARGARET A. READ FOR PARTICIPATION IN THE TOWNSHIP
OF MANTUA'S FARMLAND PRESERVATION INCENTIVE
PROGRAM FOR BLOCK 274, LOT 2

All were in favor.

Deputy Mayor Scirrotto made a motion to approve Resolution R-132-2008, seconded by Committeeman Zimmerman.

RESOLUTION R-132-2008
A RESOLUTION OF THE TOWNSHIP COMMITTEE
OF THE TOWNSHIP OF MANTUA
RE: A RESOLUTION AUTHORIZING A SETTLEMENT BETWEEN
THE TOWNSHIP OF MANTUA AND ROYAL OAKS VI CONDOMINIUM
ASSOCIATION, INC REGARDING REIMBURSEMENT FOR
SNOW REMOVAL SERVICES AND AMENDMENT OF THE
MUNICIPAL SERVICES AGREEMENT

All members voted in the affirmative to a roll call vote to approve, 3-0.

Under Committee reports, Committeeman Zimmerman said he had the chance as a new member of the Committee to go to the Department of Public Works to meet the employees as he is the Committee liaison to the department and had lunch with the employees. He also recognized Chief Rodney Sawyer who he saw with some of his men working outside of the police station to make the area better.

Mr. Datz said in the past approval has been needed for funds to be donated by the Township of Mantua from the Recreation Committee for fireworks for the annual National Night Out event in August, to which Deputy Mayor Scirrotto made a motion to approve the donation of \$3,000.00, seconded by Committeeman Zimmerman. All were in favor.

Deputy Mayor Scirrotto made a motion to pay all duly authorized bills, seconded by Committeeman Zimmerman. All were in favor.

Mayor Chell made the following announcements:

The next **Bulk Trash** pick up will be start Monday, August 4, 2008 through the August 8, 2008 on your normal trash and recycling pick up day.

The Mantua Township National Night Out will be held from 6:00 p.m. to 9:00 p.m. on Monday, August 4, 2008 at the Chestnut Branch Park. Fireworks at 9:00 p.m. Inclement weather will move the event to Wednesday, August 6, 2008.

The next meeting of the **Township Committee** will be held here at 7:30 p.m. on Monday, August 11, 2008.

The annual **9/11 Patriot Day ceremony** will be held on September 11, 2008 at 8:30 a.m. at the Place of Reflection in the Chestnut Branch Park.

Deputy Mayor Scirrotto made a motion to adjourn the meeting, seconded by Committeeman Zimmerman. All were in favor. The time was 8:15 p.m.