

Regular Meeting
June 10, 2021
7:30 PM

Mayor Sullivan called the meeting to order with a flag salute. This meeting was duly advertised in accordance with the Open Public Meetings Law, PL 1975, Chapter 231.

Mayor Sullivan welcomed the public to in person meetings and administered the oath of office to Kurt Linton whose term began in January, but was not able to be sworn in person due to Covid. Call of the Roll: Mayor Sullivan, Mr. Carrow, Mr. Miller, Mr. Mallon, Mr. Corwonski, Mrs. Pierce and Mr. Linton. Absent: none. Also present: Solicitor Dan Rybeck.

Mr. Mallon made a motion to approve a Newfield Fire Department Application for Charles Lopez. Mr. Corwonski seconded the motion. AIF. Mayor Sullivan administered the oath of office to Mr. Lopez.

Committee Reports

Public Safety Chair-Mr. Mallon reported that the police reports were distributed to council. Movies in the park will be held June 24. And the movie is the live version of Dumbo.

Finance Chair- Mr. Carrow advised the public hearing on the 2021 municipal budget will be held June 22, 2021

Grants/Economic Development/ Communication and Information Technology Chair-Mrs. Pierce reported that she and Mrs. Van Camp met with Anthony Coffee, our Website IT person, and he has created tabs to inform residents of special events in the borough as well as a calendar that will be kept up to date monthly. Tabs will be created for archived resolutions, agendas and ordinances. We are working on the minutes. We will be meeting with him monthly to keep the website updated.

Water- Mr. Corwonski advised that the Shade Tree Commission will schedule a meeting in the near future now that Covid restrictions have been lifted.

License & Inspection/Health& Welfare – Mr. Linton reported that 10 permits have been issued for the month of May which totaled \$ 1960.

Recycling and Trash/ Buildings, Grounds, Roads Chair- Mr. Miller reported that the road department has finished collecting leaves and branches curbside. The recycling center will be open again August 6. The Borough properties discussed previous in meetings have been cleaned and liens are being placed on the properties. The one call system is helping get the message out to the residents.

Mr. Miller thanked Mike Carlino for the use of his equipment in helping remove the dugouts at the little league fields.

- **Solicitor's Report-** Solicitor Rybeck reported on the cannabis law. He noted that Municipalities have 180 days (until August 21, 2021) to take action to either prohibit or limit the number of cannabis establishments, distributors, or delivery services; the location, manner, and times of operation, and establishing civil penalties for violation of ordinances. **No Action Result:** If municipalities do not take action within 180 days, any class of cannabis establishment or distributor will be permitted to operate in the municipality, and depending on the type of establishment, be considered a permitted use in certain zones.
- **5-Year Periods:** A municipality that fails to enact an ordinance prohibiting the operation of one or more classes of cannabis establishments, before August 21, 2021, is precluded from passing an ordinance banning the operation for a period of 5 years. After this 5-year period, a municipality has another 180-day window to prohibit or limit cannabis operations, but this action only applies prospectively. Those who initially opt-out can opt-in at any time.
- **Local Cannabis Tax:** Municipalities can enact by ordinance a local cannabis tax that cannot exceed 2% for cannabis cultivator, manufacturer, and/or retailer; and 1% for wholesalers. The tax percentage is based on the receipts for each sale and is paid directly to the municipality in the manner prescribed by the municipality. Any delinquencies are treated the same as delinquent property taxes. The tax cannot apply to delivery services to consumers or transfers for the purpose of bulk transportation.

Engineer's Report- Mr. Johnson reported that a Special storm water pollution contest was held at the Edgerton Christian Academy. The winners of the contest were: Claire Wolf, Lillian Santana, Don Pizo, Gio Lugo, Khloe Black.

Mr. Johnson reported that WRT Crews completed the SCRAPE maintenance work on well 5 RRS system on June 7, 8 and 9, 2021. There was a significant reduction in operating pressure across the system primary vessels resulting from the media scrape. Crews removed approximately 600 pounds of iron and iron sediments that had accumulated on the surface of the lead vessel media. The media / iron sediments were

bagged in a standard IP-1 bag, with water tight liner, surveyed for Micro Rem per hour data and transported by WRT for final disposal at a NJDEP permitted /licensed RAD waste facility. Radiation safety surveys were completed as required by NJDEP RAD Safety Protocol for reporting to the Department. WRT crews completed the SCRAPE work in a meticulous workman like manner. Mr. Johnson reported the pressure dropped 35- 40 lbs. and there has been a tremendous amount of iron, even though Klenphos keeps it sequestered holding the dissolved ferrous iron in solution, changing bags to a 5 micron will enhance removal of ferric iron particles that are accumulating on the WRT media surface. Bag changes will need to be done more frequently due to the smaller pore size when going from the 10 to 5 micron, Mr. Barbagli has ordered a set of 5 micros to run a trial.

Columbia Avenue contracts were sent to South State to sign.

We are scheduling for test pits to be installed in the drainage basin in Nottingham on the North end of the basin.

A notice was received from NJDOT regarding Maple Avenue is ready to be finalized.

Mr. Miller made a motion to open the meeting to the public. Mr. Mallon seconded the motion.

Russell Cline, Pearl Street, addressed council and asked about the address of Resolution 49-21. Mayor Sullivan advised it was 105 South Church Street. Mrs. Pierce made a motion to close the public portion of the meeting and Mr. Corwonski seconded the motion. AIF.

Mr. Linton made a motion to approve the minutes from May 13, 2021 and Tax Collector's Report. Mr. Corwonski seconded the motion. RCV; Unanimous. Motion carried.

Old Business -Public Hearing

ORDINANCE #2021-2 ORDINANCE AMENDING CHAPTER 145, § 6, OF THE CODE OF THE BOROUGH OF NEWFIELD (increasing the certificate of occupancy fee for rentals and resales) Mr. Miller made a motion to open the public hearing. Mr. Mallon seconded the motion. AIF. No one in the public addressed council. Mrs. Perce made a motion to close the public hearing. Mr. Linton seconded the motion. AIF. Mr. Miller made a motion to adopt ordinance 2021-2; Mr. Linton seconded the motion. RCV: Unanimous. Motion carried.

ORDINANCE #2021-3 ORDINANCE AMENDING CHAPTER 207, § 11, OF THE CODE OF THE BOROUGH OF NEWFIELD-) Mr. Mallon made a motion to open the public hearing. Mr. Corwonski seconded the motion. AIF. No one in the public addressed council. Mr. Mallon made a motion to close the public hearing. Mr. Corwonski seconded the motion. AIF. Mr. Miller made a motion to adopt ordinance 2021-3; Mr. Linton seconded the motion. RCV: Unanimous. Motion carried.

ORDINANCE 2021-4 BOND ORDINANCE AUTHORIZING THE COMPLETION OF VARIOUS IMPROVEMENTS TO THE WATER UTILITY SYSTEM IN AND FOR THE BOROUGH OF NEWFIELD, COUNTY OF GLOUCESTER, NEW JERSEY; APPROPRIATING THE SUM OF \$80,000 THEREFOR; AUTHORIZING THE ISSUANCE OF GENERAL OBLIGATION BONDS OR BOND ANTICIPATION NOTES OF THE BOROUGH OF NEWFIELD, COUNTY OF GLOUCESTER, NEW JERSEY, IN THE AGGREGATE PRINCIPAL AMOUNT OF UP TO \$76,000; MAKING CERTAIN DETERMINATIONS AND COVENANTS; AND AUTHORIZING CERTAIN RELATED ACTIONS IN CONNECTION WITH THE FOREGOING -) Mr. Carrow made a motion to open the public hearing. Mr. Corwonski seconded the motion. AIF. No one in the public addressed council. Mr. Carrow made a motion to close the public hearing. Mrs. Pierce seconded the motion. AIF. Mr. Carrow a motion to adopt ordinance 2021-4; Mrs. Pierce seconded the motion. RCV: Unanimous. Motion carried.

ORDINANCE 2021-5 ORDINANCE AMENDING ORDINANCE 2020-3, AN ORDINANCE ESTABLISHING STORMWATER MANAGEMENT REQUIREMENTS AND CONTROLS, OF THE CODE OF THE BOROUGH OF NEWFIELD-) Mr. Miller made a motion to open the public hearing. Mr. Corwonski seconded the motion. AIF. No one in the public addressed council. Mr. Miller made a motion to close the public hearing. Mr. Corwonski seconded the motion. AIF. Mr. Miller made a motion to adopt ordinance 2021-5; Mr. Linton seconded the motion. RCV: AYES: Mr. Carrow, Mr. Miller, Mr. Corwonski, Mrs. Pierce, Mr. Linton. NAYS: Mr. Mallon Motion carried.

New Business-

Resolution #43-2 RESOLUTION AUTHORIZING THE TAX COLLECTOR TO PARTICIPATE IN AN ELECTRONIC TAX SALE-Mr. Carrow made a motion to adopt resolution # 43-21; Mr. Miller seconded the motion. RCV: Unanimous. Motion carried.

Resolution #44-21 A RESOLUTION RENEWING A PLENARY RETAIL CONSUMPTION LICENSE-HARLOWE INVESTMENTS LLC Mr. Miller made a motion to adopt resolution #

45-21; Mr. Corwonski seconded the motion. RCV: Unanimous. Motion carried.

Resolution #45-31 A RESOLUTION RENEWING A PLENARY RETAIL DISTRIBUTION LICENSE-Hari Ram Corp Mr. Carrow made a motion to adopt resolution # 43-21; Mr. Miller seconded the motion. RCV: Unanimous. Motion carried.

RESOLUTION #46-21 RESOLUTION AUTHORIZING A LIEN AGAINST BLOCK 303, LOT 1, FOR COST OF PROPERTY MAINTENANCE PERFORMED BY BOROUGH EMPLOYEES PURSUANT TO BOROUGH OF NEWFIELD ORDINANCE Mr. Linton made a motion to adopt resolution # 46-21; Mr. Corwonski seconded the motion. RCV: Unanimous. Motion carried.

RESOLUTION #47-21 RESOLUTION AUTHORIZING A LIEN AGAINST BLOCK 101, LOT 4, FOR COST OF PROPERTY MAINTENANCE PERFORMED BY BOROUGH EMPLOYEES PURSUANT TO BOROUGH OF NEWFIELD ORDINANCE Mr. Miller made a motion to adopt resolution # 47-21; Mr. Corwonski seconded the motion. RCV: Unanimous. Motion carried.

RESOLUTION #48-21 RESOLUTION AUTHORIZING A LIEN AGAINST BLOCK 502, LOT 6, FOR COST OF PROPERTY MAINTENANCE INCURRED BY BOROUGH OF NEWFIELD PURSUANT TO BOROUGH OF NEWFIELD ORDINANCE Mr. Linton made a motion to adopt resolution # 43-21; Mr. Mallon seconded the motion. RCV: Unanimous. Motion carried.

RESOLUTION #49-21 RESOLUTION AUTHORIZING A LIEN AGAINST BLOCK 203, LOT 10.02, FOR COST OF PROPERTY MAINTENANCE INCURRED BY BOROUGH OF NEWFIELD PURSUANT TO BOROUGH OF NEWFIELD ORDINANCE Mr. Miller made a motion to adopt resolution # 43-21; Mr. Mallon seconded the motion. RCV: Unanimous. Motion carried.

Council approved the Newfield Fire Department Coin Drop Application for 10/1, 10/2 and 10/3. Rain Dates 10/8, 10/9, 10/10

PUBLIC PARTICIPATION-

Mr. Corwonski made a motion to open the meeting to the public. Mrs. Perce seconded the motion. AIF.

Loretta Williams 310 Oakwood Drive addressed council regarding the regulations of fireworks in the Borough of Newfield. Mayor advised that the Borough does not have a borough ordinance because the state regulates fireworks. If there is a problem in

your neighborhood, call the police. Solicitor Rybeck agreed to look into a local ordinance on fireworks for the borough and noted that it cannot be more restrictive than state law. Chief Zimmer advised the state restricts the use of fireworks.

Mia Arrison 300 Wood Street expressed her concern about the property condition of 322 Madison Avenue. Mayor Sullivan advised that it was cut and cleaned over the weekend. Ms. Arrison asked why it is taking so long for the properties in town to be cleaned. Mr. Miller advised the last resort is for the borough to order a property to be cleaned and a lien to be placed on the property.

Mrs. Arrison requested that she along with other businesses be given the opportunity to advertise in the Borough's newsletter. Mayor Sullivan advised her to contact Graphic Techniques.

Barbara DeMarco 16 Pearl Street thanked council for cutting the grass on the properties in question and expressed her concern about the vacant properties and abandoned cars that are on private property.

Mrs. DeMarco was instructed to complete a formal complaint form that would be sent to Derek Leary, Construction Official/Zoning Officer. The forms are also on the Borough's website.

Bob White 318 Franklin Avenue advised council that additional police presence is needed at Madison and Catawba Avenue stop street. The cars are not stopping and are creating a safety hazard. He requested Franklin Township provide additional patrols on the street.

Russell Cline 115 Pearl Street stated that since he moved here, the police department, ambulance and the Fire Department have been dismantled, taxes have increased and we entered into a 1.2-million-dollar lawsuit. Mayor Sullivan advised we have all of those programs and Solicitor Rybeck advised that the Borough did not pay for the 1.2-million-dollar lawsuit. Mr. Cline questioned the water reduction program. Mayor Sullivan explained if you qualify for the Senior property tax deduction, you will qualify for the water deduction. Mr. Cline questioned the dump being opened eight times a year. Mr. Miller explained this was done for cost savings for the Borough. If any resident has a special need of any kind, please call public works.

Mary White, 318 Franklin Avenue questioned how borough residents would know that the complaint forms were received and processed.

Clerk Van Camp advised when documents are received, they are forwarded to the appropriate personnel.

Mr. Miller made a motion to close the meeting to the public Mr. Corwonski seconded the motion. AIF.

DISBURSEMENTS Resolution #50-21- Mr. Carrow made a motion to approve the disbursements. Mr. Miller seconded the motion. RCV: Unanimous. Motion carried.

Resolution #51-21 RESOLUTION TO AMEND BUDGET- Mr. Carrow made a motion to adopt resolution #52-21; Mr. Corwonski seconded the motion. RCV: Unanimous. Motion carried.

Mayor announced that a Special Meeting will be held June 22, 2021 7:30 PM Public Hearing of the 2021 Municipal Budget

Mr. Miller made a motion to adjourn the meeting at 8:45 and Mr. Mallon seconded the motion. AIF. Meeting was adjourned at 8:45 PM.

Toni L. Van Camp, Clerk