

**Regular Monthly Meeting of the
Mayor and Common Council of Gloucester City
Tuesday, November 26, 2019 7:30 P.M.
313 Monmouth Street**

Minutes

1. **Call Meeting to Order:** By Mayor Spencer at 7:31pm
2. **Pledge of Allegiance:**
3. **Roll Call:** Baus, Berglund, Hutchinson, Johnson, Keating and Mayor Spencer being present. Parry absent.
4. **Open Public Meetings Act Notice:** This meeting is being held in accordance with the New Jersey Open Public Meetings Act, otherwise known as the "Sunshine Law." It has been legally noticed in accordance with the law and copies have been given to those requesting the same.
5. **Oath of Office: Police Detective:** Timothy Ryder
6. **Reports:** **I. Remediation /Redevelopment Construction Progress Report:**
a) Jeff Dey provided a report.
7. **Minutes:** October 17, 2019 Caucus with Executive and October 24, 2019 Regular Monthly Meeting and November 4, 2019 Work Session with Executive & Redactions.
Motion by Keating, 2nd by Baus to approve. All in Favor.

Public Comment for Resolutions Only: (Mayor to Open and Close After Public Comment)

8. **Resolutions: 255-273**
- R255 Resolution Authorizing Disposal of City-Owned Equipment (Tax Assessor & Clerks Office)
- R256 Resolution for 2020 Meeting Dates
- R257 Resolution Authorizing Refund of Key Deposit for Gloucester City Marina
- R258 Resolution Ratifying a Collective Bargaining Agreement by and between the City of Gloucester City and Fireman's Mutual Benevolent Association Local No. 51 for the Period Commencing January 1, 2016 through December 31, 2020
- R259 Resolution Awarding a Contract to Pennoni Associates Inc.
- R260 Resolution Awarding a Contract to Virtua Health for Basic Life Support Emergency Medical Services
- R261 Resolution to Refund Payments on Various Utility Records
- R262 Resolution Authorizing Senior and Veterans Deductions
- R263 Resolution to Correct Billing Charges on Utility Records
- R264 Resolution Authorizing Refund of Key Deposit for Gloucester City Marina
- R265 Resolution Authorizing Disposal of City-Owned Equipment (Fire Dept. & Clerks Office)
- R266 Resolution Appointing John P. Jehl as Hearing Officer for the City of Gloucester City
- R267 Resolution Designating Handicapped Parking Spaces: Adding 801 Paul St., 501 Cumberland St., 344 Ridgeway St., 323 Hudson St. and 317 Somerset St.
- R268 Resolution Designating Handicapped Parking Spaces: Removing 841 Monmouth Street and 303 Mercer Street
- R269 Resolution Authorizing the Rejection of the Bid Submitted by Winchester Roofing Corp. as Non-Responsive and Thereafter Rejecting all Bids for Municipal Building Roof Replacement Project Pursuant to N.J.S.A. 40A:11-13.2(B)
- R270 Resolution Requesting Permission of the Director of Local Government Services to Anticipate Special Revenue in the 2019 Budget of the City of Gloucester City Pursuant to N.J.S.A. 40A:4-87 (Chapter 159, P.L 1948) (Conrail Grant \$4,282)
- R271 Resolution Requesting Permission of the Director of Local Government Services to Anticipate Special Revenue in the 2019 Budget of the City of Gloucester City Pursuant to N.J.S.A. 40A:4-87 (Chapter 159, P.L 1948) (NJDOT Filmore Street Grant \$312,395)
- R272 Resolution Authorizing an Extension to the Due Diligence Period Through February 19, 2020, NUNC Pro Tunc, of the First Amendment to Agreement of Sale by and Between City of Gloucester ("Seller") and Commerce Pursuit Capital, L.P.
- R273 Resolution Expressing Support for Transportation Electrification in the State of New Jersey
Motion by Keating, 2nd by Hutchinson to approve. All in Favor.

9. ORDINANCES FOR 2ND READING & PUBLIC HEARING THIS EVENING

O-18 Ordinance Adopting a Redevelopment Plan for an Area in Need of Redevelopment Within the City of Gloucester City, County of Camden, State of New Jersey

(Mayor to Open for Public Comment, and Close) Motion By: Johnson, **Second By:** Hutchinson to approve.
Roll Call: Baus, Berglund, Hutchinson, Johnson, Keating and Mayor Spencer voting in the affirmative.

O-20 Ordinance Amending the Ordinance Regulating the Salaries of the Employees of the City of Gloucester City, County of Camden, State of New Jersey (Tax Collector)

(Mayor to Open for Public Comment, and Close) Motion By: Keating, **Second By:** Hutchinson to approve.
Roll Call: Baus, Berglund, Hutchinson, Johnson, Keating and Mayor Spencer voting in the affirmative.

O21 Ordinance Amending and Replacing Chapter 86C of the City Code Entitled “Abandoned Property List” and Retitling Chapter 86C to “Abandoned Property and Buildings Unfit for Habitation , Occupancy, or Use” Regarding the Rehabilitation of Abandoned Properties and Deleting Chapter 86D in its Entirety

(Mayor to Open for Public Comment, and Close) Motion By: Johnson, **Second By:** Berglund
Roll Call: Baus, Berglund, Hutchinson, Johnson, Keating and Mayor Spencer voting in the affirmative.

O22 Ordinance Amending and Replacing Chapter 86B, “Vacant Property Registration” of the City Code Regarding the Registration and Maintenance of Vacant and Abandoned Properties

(Mayor to Open for Public Comment, and Close) Motion By: Johnson, **Second By:** Berglund to approve.
Roll Call: Baus, Berglund, Hutchinson, Johnson, Keating and Mayor Spencer voting in the affirmative.

O23 Ordinance Amending Section 55-13, “Certificate of Occupancy” of the City Code Regarding the Transfer of Property

(Mayor to Open for Public Comment, and Close) Motion By: Johnson, **Second By:** Keating to approve.
Roll Call: Baus, Berglund, Hutchinson, Johnson, Keating and Mayor Spencer voting in the affirmative.

ORDINANCES FOR 1ST READING THIS EVENING, WITH 2ND READING AND PUBLIC HEARING TO BE HELD DECEMBER 19, 2019, 7:30 PM, 313 MONMOUTH ST.

O26 Ordinance Amending Chapter 71 Entitled “Sewers”, Article II, Rates and Charges, Specifically 71-6 Schedule of Rents; Definitions

Motion by Berglund, 2nd by Baus to approve.
Roll Call: Baus, Berglund, Hutchinson, Johnson, Keating and Mayor Spencer voting in the affirmative.

O27 Ordinance Authorizing Acquisition of Real Property Located within the City of Gloucester City and Execution of all Necessary Documents (Block 193, Lot 3)

Motion by Johnson, 2nd by Berglund to approve.
Roll Call: Baus, Berglund, Hutchinson, Johnson, Keating and Mayor Spencer voting in the affirmative.

10. Old Business/New Business:

a)	Bills Paid from Oct. 25 to November 20, 2019	\$2,595,279.19
	Bills Approved November 20, 2019	\$ 621,136.22
	Total amount being approved:	\$3,216,415.41

Motion by Hutchinson, 2nd by Berglund to approve.

Roll Call: Baus, Berglund, Hutchinson, Johnson voted Yes. Keating and Mayor Spencer abstained.

b) Notification of Public Hearing for EPA Grant for Brownfields. Public Hearing was held. Caroline Zumpino & Lori Ryan were present to speak.

*John Hill – 220 N. Broadway – Asked what the City will get for the grant. Mrs. Zumpino responded.

11. Communications:

a) From Chelsea Danyo – Red Cross – requesting to host a blood drive on January 6, 2020 at the Community Center.

Motion by Johnson, 2nd by Keating to approve. All in Favor.

12. Open Public Forum on any topic:

The Governing Body has approved the following rules governing the procedures of the Open (General) Public Forum:

- Any citizen or taxpayer wishing to address the Governing Body may do so after approaching the rail, stating his or her name and address and being recognized by the chair. Said citizen or taxpayer will then be permitted to address the Governing Body for five minutes. After all persons wishing to address the Governing Body have had the opportunity, persons may approach the rail for a second and final five-minute interval during this session. Our attorneys have advised us that we cannot prevent you from making remarks about our employees. They have requested that we advise you that our employees are not Public Officials and you are not immune from civil actions they may bring as a result of your remarks.

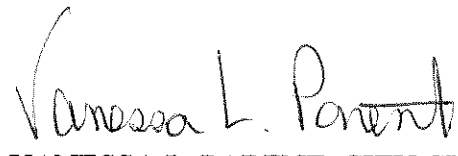
Public Comment:

John Hill – 220 N. Boradway – Asked about Housing inspections with hot water heaters. Mr. Long responded.
Bob Morrell – 136 Princeton Ave. – Thanked Mayor Spencer, All City Officials and the Newspaper for supporting the Marine Corp. Run. Mayor Spencer replied that next year is the 10th year for the run.
Betty McNamee – 1017 Market Street – had a trash problem and called Alex Tedesco who came out and addressed her problem.

Mayor & Council wished everyone a Happy Thanksgiving. Christmas Parade is December 5, 2019.

Motion by Keating, 2nd by Baus to adjourn. Meeting adjourned at 8:28pm

ATTEST:


VANESSA L. PARENT, CITY CLERK