

Florence, New Jersey
November 7, 2007

The Florence Township Council held a regular meeting on the above date in the Municipal Complex, 711 Broad Street, Florence, New Jersey.

The meeting was called to order by Council President Baldorossi at 9:22 PM. President Baldorossi led the Salute to the Flag.

The following statement was read by the Township Clerk: "Notice of this meeting has been given in accordance with the Open Public Meetings Act. Notice was published in the Burlington County Times on January 7, 2007; given to the Register News for information. Notice was posted on the Municipal Bulletin Board."

Upon roll call the following were found to be present:

Frank Baldorossi, President
John Fratinardo
Bruce Garganio
Elizabeth Ryan
Jerry Sandusky

Also present:

Mayor Michael Muchowski; Richard Brook, Township Administrator; Thomas Sahol, Assistant Municipal Administrator; Dante Guzzi, Township Engineer; William John Kearns, Jr., Township Solicitor; Joy M. Weiler, Township Clerk; William Berry, Mayor Elect; Dennis O'Hara, Council Member Elect; Sean Ryan, Council Member Elect

MINUTES

Sandusky made a MOTION; seconded by Fratinardo to approve the following minutes. Roll call vote – all ayes. Motion carried.

Regular Session	October 3, 2007
Executive Session	September 12, 2007 and October 10, 2007
Closed Session	September 5, 2007, September 12, 2007, October 3, 2007 October 10, 2007 and October 17, 2007

FINANCIAL CORRESPONDENCE

It was on the MOTION of Fratinardo; seconded by Sandusky to receive and file the Township Clerk's report for October and the Chief of Police report for September and October. Roll call vote – all ayes. Motion carried.

Fratinardo made a MOTION; seconded by Sandusky to approve the Treasurer's Bill List. Roll call vote – all ayes. Motion carried.

REGULAR CORRESPONDENCE

Nothing at this time.

APPLICATIONS

Nothing at this time.

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PUBLIC COMMENTS

Bill Bott, 64 Riverbank Drive, stated that trucks leaving the construction site near the Roma Bank are leaving a lot of dirt on the road, which is not being cleaned up sufficiently, and the dirt is going to go into the storm sewer. Mayor Muchowski thanked Mr. Bott and stated that the township is aware and after contacting the contractor, it is getting to the point where the job will be shut down. Dan Guzzi, Township Engineer, explained that he has had several conversations with the contractor regarding this matter; last week after the situation worsened the contractor was told that if this continues, the job would be shut down. It has improved slightly. Mr. Guzzi has and will continue to monitor. Council Member Garganio asked if, before shutting them down, a police officer could be posted and if trucks leave the site dragging dirt a ticket could be issued?

Administrator Brook stated that he called the owner of the company the other day and he has not received a return phone call. He requested that Mr. Guzzi send a letter, using Administrator Brook's name, advising that he has been instructed to shut the job down if it does not improve and that numerous warnings have already been given.

All residents having an opportunity to be heard, MOTION by Fratinardo; seconded by Sandusky to close the public portion of the meeting. All ayes - motion carried.

RESOLUTIONS

RESOLUTION NO. 2007-175

**RELEASE WATER AND SEWER PERFORMANCE BONDS
GREENBRIAR (LENNAR)
CONDITIONED UPON POSTING TWO YEAR MAINTENANCE BONDS
*NOTE: Also conditioned upon payment of any and all escrow money due.***

It was on the MOTION of Sandusky, seconded by Ryan that Resolution 2007-175 be approved.

On the Question

Nothing at this time.

Upon roll call Council voted as follows:

YEAS: Garganio, Ryan, Sandusky, Baldorossi

NOES: None

ABSENT: None

ABSTAIN: Fratinardo

Unanimous approval.

RESOLUTION NO. 2007-176

**AUTHORIZING LEASE AGREEMENT BETWEEN
THE TOWNSHIP OF FLORENCE AND FLORENCE AGAINST
ALCOHOL AND DRUGS**

RESOLUTION NO. 2007-177

**AWARD CONTRACT TO WATER WORKS SUPPLY CO., INC.
660 STATE HIGHWAY 23, P.O. BOX 306,
POMPTON PLAINS, NJ 07444
FOR CERTAIN QUANTITIES OF DUCTILE IRON PIPE, FITTINGS,
VALVES AND OTHER MATERIALS AS MAY BE NECESSARY
FOR WATER OR SEWER PIPE INSTALLATIONS**

RESOLUTION NO. 2007-178

**AUTHORIZE REDUCTION IN WATER DISTRIBUTION AND
SANITARY SEWER PERFORMANCE BONDS
FOR LEGACY AT MEADOWCROFT
OLIVE STREET SENIOR HOUSING DEVELOPMENT
*NOTE: Conditioned upon payment of any escrow funds due.***

RESOLUTION NO. 2007-179

**URGING THE LEGISLATURE TO PASS SENATE RESOLUTION 117 AND TO ADOPT
LEGISLATION THAT RELIEVES MUNICIPALITIES ALONG LIGHT RAIL LINES OF
CIVIL LIABILITY IN QUIET ZONES**

RESOLUTION 2007-180

2007 BUDGET TRANSFERS

RESOLUTION NO. 2007-181

**AUTHORIZING APPROVAL OF 2007-2008 RENEWAL OF
PLENARY RETAIL CONSUMPTION LICENSE
#0315-33-014-002**

RESOLUTION NO. 2007-182

**AUTHORIZE REDUCTION IN THE PERFORMANCE BOND
FOR LEGACY AT MEADOWCROFT
OLIVE STREET SENIOR HOUSING DEVELOPMENT
*NOTE: Conditioned upon payment of any escrow funds due.***

RESOLUTION NO. 2007-183

**APPROVE CURRENT ESTIMATE NO. 4 FOR
WELL NO. 6, WELL PUMP, BUILDING & APPURTENANCES
B&H CONTRACTING, INC., 1022 BLACK HORSE PIKE,
FOLSOM, NEW JERSEY, 08037**

It was on the MOTION of Ryan, seconded by Fratinaro that Resolutions 2007-176 through 2007-183 be approved.

RESOLUTION NO. 2007-183: Payment will be held until the township receives a letter satisfactorily describing the reasons they are behind and the anticipated schedule of completion.

On the Question

Nothing at this time.

Upon roll call Council voted as follows:

YEAS: Fratinaro, Garganio, Ryan, Sandusky, Baldorossi

NOES: None

ABSENT: None

Unanimous approval.

RESOLUTION NO. 2007-184

**AUTHORIZE APPROVAL OF RENEWAL OF PLENARY
RETAIL CONSUMPTION LICENSE FOR 2007-2008
FINE FOOD & SPIRITS, INC.
AS PER SPECIAL RULING**

Council President Baldorossi announced that **Resolution No. 2007-184 will be HELD** and discussed in Closed Session. Action may or may not take place following Closed Session.

ORDINANCES

**ORDINANCE NO. 2007-15
(2nd Reading)**

**AN ORDINANCE OF THE TOWNSHIP OF FLORENCE AUTHORIZING THE
EXECUTION OF A LEASE BETWEEN THE TOWNSHIP OF FLORENCE AND
FLORENCE AGAINST ALCOHOL AND DRUGS LEASING A CERTAIN
MUNICIPAL BUILDING**

It was on the MOTION of Sandusky, seconded by Ryan to approve Ordinance No. 2007-15 on second reading for adoption.

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Public Comment

Council President Baldorossi opened the meeting to the public for comments at this time.

No public comment.

It was on the MOTION of Sandusky, seconded by Fratinardo to close the public hearing. All ayes – motion carried.

On the Question

Nothing at this time.

Upon roll call Council voted as follows:

YEAS: Fratinardo, Garganio, Ryan, Sandusky, Baldorossi

NOES: None

ABSENT: None

Unanimous approval.

**ORDINANCE NO. 2007-16
(1st Reading)**

**AN ORDINANCE OF THE TOWNSHIP OF FLORENCE AMENDING THE
FLORENCE TOWNSHIP CODE BY AMENDING SECTION 134-34 –
SCHEDULE II: NO PARKING CERTAIN HOURS BY REPEALING THE
PROVISION FOR EMERICK AVENUE DURING SCHOOL HOURS AND
BY AMENDING SECTION 134-45 SCHEDULE XIII: LOADING ZONES BY
REPEALING THE PROVISION FOR PARISH LANE**

**ORDINANCE NO. 2007-17
(1st Reading)**

**AN ORDINANCE AUTHORIZING AN AGREEMENT FOR TAX
ABATEMENT WITH CHRISTMAS TREE SHOPS, INC.
FOR THE PROPERTY KNOWN AS 270 DANIELS WAY
BLOCK 158, LOT 2**

**ORDINANCE NO. 2007-18
(1st Reading)**

**AN ORDINANCE AUTHORIZING AN AGREEMENT FOR TAX
ABATEMENT WITH HAINES CENTER - FLORENCE, L.L.C.
FOR THE PROPERTY KNOWN AS 280 DANIELS WAY
BLOCK 158, LOT 3**

**ORDINANCE NO. 2007-19
(1st Reading)**

**AN ORDINANCE AUTHORIZING AN AGREEMENT FOR TAX
ABATEMENT WITH HAINES CENTER-FLORENCE, L.L.C. FOR
THE PROPERTY KNOWN AS 1500 JOHN GALT WAY, BLOCK 158, LOT 1**

It was on the MOTION of Sandusky, seconded by Garganio to approve Ordinances No. 2007-16 through 2007-19 on first reading and set adoption for December 5, 2007.

On the Question

Nothing at this time.

Upon roll call Council voted as follows

YEAS: Fratinaro, Garganio, Ryan, Sandusky, Baldorossi

NOES: None

ABSENT: None

Unanimous approval.

REPORTS

Committees, Boards and Officers

- Council Vice President Fratinaro thanked the residents of Florence Township for coming out and voting in the General Election yesterday. He felt that a 48% voter turnout, which was higher than the State turnout, in the township is exemplary. It shows that the residents are concerned.
- Council Vice President Fratinaro stated that when he was campaigning he heard some criticism of the Police Department. He feels that the Police Department is outstanding and they do an excellent job. He believes the public fails to understand that the Police Department is restrained by constitutional requirements. He stated that every community in America has problems with drugs and gangs; the Florence Township Police Department is aware and doing something about it.
- Council President Baldorossi congratulated the newly elected officials. He looks forward to working with them in the future for the betterment of Florence Township.

Mayor Muchowski

- Mayor Muchowski explained that tonight's meeting is lengthy due to the New Jersey League of Municipalities Convention next week. Normally there are two (2) meetings in November; this year there is only one (1). If an issue arises that requires a Special Meeting that will be done.
- Mayor Muchowski congratulated William Berry on being elected Mayor, Sean Ryan and Dennis O'Hara, on being elected Council Members. Mayor Muchowski feels that the members of the governing body take every issue and item on the Agenda and deals with them fairly and appropriately, without politics playing any role whatsoever in the decision making process. The governing body members all work together to make Florence Township a better place. He believes that will continue with the newly elected officials, which he has the pleasure of knowing each one of them personally. Mayor Muchowski appreciates his time

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serving Florence Township; it has been a great experience. He thanked everyone for their support through the years. He offered his support to the governing body in the future.

Administrator

- Nothing at this time.

Assistant Administrator

- Nothing at this time.

Township Solicitor

- Nothing at this time.

Township Engineer

- Nothing at this time.

UNFINISHED BUSINESS

Nothing at this time.

NEW BUSINESS

Nothing at this time.

BOARD OF HEALTH

Nothing at this time.

MISCELLANEOUS

Council Member Sandusky was very happy to see the demolition on Riverside Avenue with the trees taken out. Now the residents can see the river.

Council Member Sandusky stated that the flagpole at the steel mill site is one of the biggest, tallest flagpoles around, but it has one of the smallest flags on it. Council Member Elect O'Hara stated that a Roebling resident donated a very large flag that will be put up the day of the dedication.

9:40 PM MOTION by Garganio, seconded by Sandusky to adjourn to Closed Session. Action may follow Closed Session. Roll call vote - all ayes.

ADJOURNMENT

9:40 PM: Meeting adjourned.

Respectfully submitted,

JOY M. WEILER
Township Clerk

/mab