

## **FLORENCE TOWNSHIP COUNCIL EXECUTIVE SESSION**

**November 10, 2010**

**8:25PM**

### **CALL TO ORDER & FLAG SALUTE**

Council President O'Hara called the meeting to order and led the Salute to the Flag.

Council President O'Hara apologized to the public for starting the regular meeting late; the Mayor and Council were finishing up a very important topic in Closed Session.

### **SUNSHINE STATEMENT**

The Opening Statement was read: 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 10, 2010; given to the Register News for information; posted on the municipal bulletin board.

### **ROLL CALL**

Present: Frank Baldorossi, Sean Ryan, Jerry Sandusky, David Woolston, Dennis O'Hara

Also Present: Mayor William Berry; Richard A. Brook, Township Administrator; Thomas Sahol, Assistant Municipal Administrator; Dante Guzzi, Township Engineer; Russell Trice, Township Water and Sewer Engineer; William John Kearns, Jr., Township Solicitor; Joy M. Weiler, Township Clerk

### **PUBLIC COMMENT**

Nothing at this time.

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

### **OVERVIEW OF ROUTE 130 & DELAWARE AVENUE INTERSECTION**

Administrator Brook explained that the Chief of Police Fazekas and Sgt. Boldizar were present in response to the discussion at the last Council Meeting regarding the traffic light problem at Route 130 and Delaware Avenue.

Chief Fazekas stated that he spoke with Administrator Brook following the last Council Meeting and understands that several Council Members have received complaints regarding the traffic backups on Delaware Avenue and Florence Columbus Road during the rush hour due to the way the traffic light cycles on Route 130 and Delaware Avenue. He stated that they have called DOT on several occasions. DOT has come out and checked the traffic light and that is all they do. Chief Fazekas has discussed the situation with Sgt. Boldizar, head of the department's Traffic Safety Unit, and Sgt. Boldizar has come up with a plan on collecting data from that intersection. He will then prepare a report and send to DOT. They believe a report will be more beneficial than calling.

Sgt. Boldizar gave an overview of how the study will be conducted. He explained that he will have an officer sitting at both Florence Columbus Road and Delaware Avenue for four (4) hours in the morning, from 7:00AM – 11:00AM and another four (4) hours in the afternoon, from 3:00PM – 7:00PM. The officers will do traffic counts at the intersection, seeing how much traffic moves through the intersection and how much traffic gets backed up. Sgt. Boldizar prepared a form for the officers to complete with different counts such as how many cars are in queue, how much time between the lights and a notes section. For the notes section he instructed the officers to note anytime the traffic backs up to the railroad crossing, which becomes a safety issue that he wants to

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bring to DOT's attention. He will present the data and suggestions to DOT. He hopes to gain 15 seconds on each side, Delaware Avenue and Florence Columbus Road. Currently it is 30 seconds during the prime time on each side and moves about 15 cars. If there is a tractor-trailer, it is even less cars, which causes a problem on Florence Columbus Road. Sgt. Boldizar explained that DOT's main concern is Route 130; they do not want to delay Route 130. He doesn't believe DOT would give more than 15 seconds on each side because that would add 30 seconds to the delay on Route 130. He hopes if the township provides DOT with the data, they will be more receptive to the township's concern. Discussion followed regarding other safety hazards such as vehicles turning in or out of the businesses at that intersection, which Sgt. Boldizar will address in the report. The traffic backup on Florence Columbus Road is also causing a backup on the jug handle. It is a failed intersection with significant gridlock especially during the hours that the police department will be monitoring it.

Sgt. Boldizar explained that traffic accidents have decreased at that intersection from when the left turns were made together plus the traffic going straight through.

Council Member Ryan asked that when contacting DOT that safety concerns with the light rail be added; address the back up of traffic at the railroad crossing.

Council Member Sandusky noted that some residents of Birch Hollow are making a right out of their development and going out of their way to get out of town because it is too difficult to make a left out of their development. He asked that the report reflect that.

Mayor Berry feels that this really became a significant issue when there was construction on I295 and ramps were closed, which created more traffic on Route 130. He believes the time of the traffic lights were increased for the northbound and southbound lights on Route 130 and decreased the lights on Delaware Avenue and Florence Columbus Road to get across or make a left. It seems coincidental that the significant stacking problem started this past summer when they began working on I295.

Chief Fazekas noted that it is only going to get worse when they start redoing the bridge at Route 130 and Hornberger Avenue; that is going to be an 18-month project. They are hoping to begin work by the fall of 2011. Hornberger Avenue will be closed at Route 130 for some time and the traffic that normally travels Hornberger Avenue will be using Delaware Avenue.

Mayor and Council thanked Chief Fazekas and Sgt. Boldizar.

### **POLICE VEHICLES**

Administrator Brook discussed the purchase of a new police vehicle (Tahoe) in December and if Council agrees he will prepare a Bond Ordinance. He noted that the fleet is the lifeline for police officers and the township normally buys two (2) a year but they are only looking to purchase one (1) this time. Council Member Ryan asked which car would be replaced? Chief Fazekas stated that a 2005 with 92,000 miles. The vehicle needs a new engine, which would cost \$6,000; he does not believe it is worth putting that much money into a vehicle with that many miles. Administrator Brook explained that if it were a vehicle in the Public Works Department it would be okay to replace the engine but not for a police vehicle. Council Member Ryan asked if this vehicle was not replaced, if there are enough vehicles to support the shifts and the number of officers? Chief Fazekas stated that there are enough but they are trying to balance out the mileage among the fleet and if they are short a vehicle it puts more miles on the other vehicles and may have to replace more at one time. He is trying to keep the pattern going by replacing a vehicle every so often to keep the mileage low on

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the vehicles. Chief Fazekas explained the maintenance issues as police vehicles get high mileage on them and even if money is put into repairs, the vehicle may still need to be replaced. He stated that there was a year when they did not purchase any vehicles and the following year the town ended up having to purchase four (4) vehicles. He stated that a schedule for the vehicles is set up so they do not have to buy multiple vehicles at once. Council Member Ryan stated his opinion that was once due to neglect to the fleet from a purchasing standpoint. Administrator Brook stated that there was neglect at a time and explained that the purchase is not to get something new, it is basically a schedule to keep the fleet in constant good state and minimize the repair costs.

Administrator Brook explained that purchasing a Tahoe gives the advantage of not having to deal with it inside the cap; it is under state contract. If there were an emergency and the township was able to get a Crown Victoria, it would be put in the following year's budget, inside the cap levy. The Tahoe is always bonded; therefore, they are outside the cap. An emergency purchase can be done at anytime but availability is an issue.

Council Member Ryan asked how long it takes to receive a Tahoe equipped with the police package? Chief Fazekas stated that it takes about four to six months to receive a Tahoe with the police package. Administrator Brook explained that there are many aspects on a police rated Tahoe that are not on a normal Tahoe. Administrator Brook stated that they are looking ahead into next year with this purchase.

Administrator Brook stated that Council does not have to move forward with the purchase but explained that it would be fine for a while but there will come a time when it becomes an emergency. He stated that the police department has an excellent program to follow to minimize maintenance costs. He doesn't believe they can improve the existing schedule. He noted that if they hold off, he may have to come back to the governing body in 2011 or 2012 with having to replace more than just one (1) vehicle.

Administrator Brook would like to prepare the Ordinance for the purchase of two (2) vehicles but is only asking to purchase one (1) vehicle after adoption.

Council Member Sandusky requested that Chief Fazekas provide an update in writing on the police fleet. Council Member Ryan asked Chief Fazekas to explore the possibility of getting seven or six years out of a vehicle opposed to five years.

Council Member Sandusky stated that he would vote for a new Tahoe for the police due to the need for the department. Council Vice President Baldorossi voiced his concurrence.

Council Members are in agreement to move forward with the Bond Ordinance.

**HABITAT FOR HUMANITY, BURLINGTON COUNTY AFFILIATE**

Ed Hedger, Board Member of Habitat for Humanity, introduced himself and his associates, Todd Ermer, Executive Director, Caitlin Watterson, Public Relations and Procurement Coordinator and John Pagenkoph, Member of the Board of Directors. Mr. Hedger stated that they were present to start a dialog with Florence Township and hoped for a long and successful relationship in their mutual effort to provide adequate housing for families.

Mr. Ermer stated that affordable housing is a great need in New Jersey and all of the towns in Burlington County. Habitat for Humanity is a provider of affordable housing and they would like,

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through the governing body, to let Florence Township residents now that they are a viable alternative for affordable housing. He would like to explore ways that they can help to meet Florence Township's affordable housing obligation and possibly getting Florence Township residents in need of affordable housing in these homes. He stated that there is a home going up in Burlington Township that should be completed by the spring. Habitat for Humanity tries to fit into existing neighborhoods; they do not want the home to stick out like a sore thumb that it is affordable housing.

They have recently completed projects in Bordentown and Medford and have another project underway in Medford. They have property in Cinnaminson. They have good relationships with several municipalities in Burlington County. Mr. Ermer stated that Habitat for Humanity is a community project; they bring corporate resources along with various community groups, such as churches and high schools, which gel together as a community to make a difference.

Mr. Pagenkopf stated that he has municipal experience and they would like to open discussions with the township as to where Habitat for Humanity may fit in should the opportunity arise. As far as COAH, Habitat for Humanity is trying to satisfy some of the needs of Burlington County towns.

Council President O'Hara is in favor of the idea and asked Administrator Brook if he would be the contact person for Habitat for Humanity? Administrator Brook feels it is well worth exploring. He has heard very good things about the organization.

Council Member Ryan discussed the possibility of rehabilitating vacant homes that are blighted. Mr. Ermer stated that Habitat does not only do new builds; they do rehabs also, they have done some rehab projects in Burlington City.

Mr. Pagenkopf noted that Habitat for Humanity has a restore in Cinnaminson where lumberyards and contractors donate left over materials that Habitat sells to help with their funding. It has been such a success in Cinnaminson that they are looking for another location to open in Northern Burlington County. If there is a storefront or property that the township believes would be a good fit for a restore, Habitat would like to have that discussion.

Administrator Brook will meet with Mary Beth Lonergan, COAH Coordinator, and get back to Habitat for Humanity with some thoughts.

### **TOWNSHIP WATER AND SEWER ENGINEER**

#### **Crossroads East: Deny Request for Release of Performance Bond**

Russell Trice, Township Water and Sewer Engineer, reviewed and recommended denying the Performance Bond release request. A Resolution had been prepared for the Regular Session following this evening's Executive Session.

#### **Belt Filter Press: Clyde Lattimer & Son, Current Estimate No. 4**

Mr. Trice reviewed and recommended payment of Current Estimate No. 4. He stated that the new belt filter press is online and both belt filter presses have been running. There are still some electrical items to be completed. A Resolution had been prepared for the Regular Session following this evening's Executive Session.

### **TOWNSHIP ENGINEER**

#### **Parish of Sts. Francis & Clare: Performance Bond Release Request**

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Dan Guzzi, Township Engineer, reviewed and recommended release of the Performance Bond, conditioned on one item, which the church is aware of and stated they will comply. A Resolution had been prepared for the Regular Session following this evening's Executive Session.

### **Wawa, Route 130: Deny Performance Bond Release Request**

Mr. Guzzi reviewed and recommended denying the Performance Bond release due to required signs that were not installed. They are aware and will take care of the signs. A Resolution had been prepared for the Regular Session following this evening's Executive Session.

### **Hillcreek, Phase I & II: Maintenance Bond Release Request**

Mr. Guzzi reviewed and recommended release of the Maintenance Bond. All punch list items were completed. A Resolution had been prepared for the Regular Session following this evening's Executive Session.

### **Roma Bank: Deny Release of Performance Letter of Credit Request**

Mr. Guzzi reviewed and recommended denying the release of the Maintenance Bond until the outstanding items on the punch list are completed. A Resolution had been prepared for the Regular Session following this evening's Executive Session.

### **Greenbriar Horizon: Cash Bond for Trellises & Cash Guarantee**

Mr. Guzzi reviewed and recommended denying the release of the Cash Guarantee due to a number of outstanding items. Administrator Brook spoke with a representative of the Home Owner's Association and they confirmed that the Cash Bond for the trellises can be released under the settlement agreement. A Resolution had been prepared for the Regular Session following this evening's Executive Session.

### **Buc's Property: Update**

Mr. Guzzi stated that the groundwater sampling that was done in October came back with a positive result stating that all contaminants were below the New Jersey Department of Environmental Protection's Groundwater Quality Standards. The test will have to be repeated within 90 days, which puts the township closer to a no further action letter. Administrator Brook stated that the township started \$150,000 in escrow and now has a balance of \$111,000. Once the township receives the no further action letter, the balance of the money in escrow is returned to Mr. Buc.

### **Bikeway: American Asphalt, Current Estimate No. 3**

Mr. Guzzi reviewed and recommended payment of the Current Estimate conditioned upon the contractor addressing a resident's concern. Mr. Guzzi spoke with the contractor regarding the condition, they understand and will comply. He asked for the township to hold the check until the condition is met. A Resolution had been prepared for the Regular Session following this evening's Executive Session.

### **Dean Foods: Release Cash Maintenance Bond**

Mr. Guzzi reviewed and recommended release of the Maintenance Bond. A Resolution had been prepared for the Regular Session following this evening's Executive Session.

### **PRM Associates: Release Cash Maintenance Bond**

Mr. Guzzi reviewed and recommended release of the Maintenance Bond. A Resolution had been prepared for the Regular Session following this evening's Executive Session.

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**Cream-O-Land Dairy: Release Maintenance Bond**

Mr. Guzzi reviewed and recommended release of the Maintenance Bond. A Resolution had been prepared for the Regular Session following this evening's Executive Session.

**ASSISTANT MUNICIPAL ADMINISTRATOR**

**Water & Sewer Connection Fees**

Assistant Administrator Sahol provided a memo along with the Township Auditor's, Jack Maley, calculations in the packet. After the infrastructure work that has been completed in the utility over the past several years, it is time to re-analyze the connection fees as they relate to the amount of consumption and amount of flow. Looking at the most recent calculation, the connection fees have gone up. The Potts Mill Road residents will be notified of the increase and given the opportunity to pay the connection fees at the current rate before the increase. Council Members are in agreement to move forward. Assistant Administrator Sahol will have an Ordinance prepared for introduction at the next meeting. Mr. Sahol praised and thanked Christine Swiderski, Water and Sewer Department Account Clerk and David Lebak, Director of the Water and Sewer Departments for their assistance.

**2011-2012 CDBG Application Proposal: Discussion**

Assistant Administrator Sahol corrected himself for stating in his memo that the Resolution would be on tonight's Regular Session Agenda; the Public Hearing and Resolution will be on December 1, 2010 Agenda.

Assistant Administrator Sahol reviewed the Community Development Block Grant (CDBG). He explained that the grant has to focus on one of the three census track areas where the township is eligible or it can be across the entire community, if its handicapped improvement related. Assistant Administrator Sahol suggested using the grant for major sidewalk repair, replacement and installation on the following streets: Hamilton Avenue, Cherry Street, Norman Avenue, Amboy Avenue, James Street, Church Street, Woodlawn Avenue, 1000 block of W. Third Street, 800 block of W. Second Street, Cedar Street near Fifth Street, Third Street near Oak Street and Grove Street and Boulevard Street. He explained that the grant amount received is normally \$75,000 - \$85,000 and added more then the grant would cover but if he did not include something in the application and the bid numbers came in really good, he cannot add anything after the fact. Council Members were in agreement to move forward.

**Auction of Surplus Municipal Equipment and Vehicles**

Assistant Administrator Sahol noted that he discussed holding the township's auctions for surplus municipal equipment and vehicles online using GovDeals about a year ago. It is now time to hold the first on line auction. He provided a list of equipment and vehicles to be auctioned. Council Members are in agreement to move forward. Discussion followed regarding using GovDeals; it greatly broadens the buyer's base. A Resolution will be prepared for the next meeting.

**Municipal Telephone System**

Assistant Administrator Sahol explained that the weekend after the township switched over from local dispatching to Burlington County Central Communications a port in the telephone system failed; the township is now down to four (4) ports. This is not the first time; the phone system has withstood multiple issues. He stated that the hard equipment is failing and is no longer available except for through third party sources such as EBay. Assistant Administrator Sahol stated that it is

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time to do something with the telephone system before there is a complete failure of the system. He reviewed the various problems with the system.

Assistant Administrator Sahol gave an overview of a new system, which he has a lot of research on. He built the system on new technology using fewer lines so there is a lower monthly cost. With the new system the township would save approximately \$360 a month for at least three years because of the phone lines the township will not have to use anymore and with the calling plan Assistant Administrator Sahol recommended the township sign up for. There would be an additional \$154 month savings, which is a significant savings of approximately \$6,000 per year.

Council Member Ryan has expertise in the field, as does Mayor Berry, and discussed the proposed system with Assistant Administrator Sahol. Council Member Ryan asked if the total number of hours to install the system was included in the quote? Assistant Administrator Sahol stated that they did not include that. Council Member Ryan would like to know so he can divide into the total labor figure. There is also equipment listed on the quote that he is not familiar with and would like to know exactly what it is. He also noted equipment on the list that was quoted much higher than it actually costs. At Council Member Ryan's request, Assistant Administrator Sahol will email the representative and ask that specifics of each item on the list be provided. He will report back once he receives the information. A subcommittee meeting with Mayor Berry and Council Member Ryan will be set up if necessary.

Council Member Ryan asked if this was the only available vendor under State Contract? Assistant Administrator Sahol stated that the pricing is fixed under State Contract.

Council Member Woolston asked if the township had to go under State Contract? Assistant Administrator Sahol stated it would then have to be bid and there would have to be a project manager and he does not have the expertise to be the project manger.

10:20PM MOTION by Sandusky, seconded by Baldorossi to adjourn to the Regular Session. Roll call vote – all ayes.

**ADJOURNMENT**

10:20PM: Meeting adjourned.

Respectfully submitted,

JOY M. WEILER, RMC/MMC  
Township Clerk

/mab