

**CITY COUNCIL MEETING
MARCH 6, 2018**

A meeting of the Bridgeton City Council was held on Tuesday, March 6, 2018 5:30 p.m., at the City of Bridgeton Police and Municipal Court Complex, 330 Fayette Street, Bridgeton, New Jersey in Council Chambers.

The meeting was called to order by Council President Edwards

The Statement of Meeting Notice was read by Municipal Clerk, Kathleen L. Keen; Notice of this meeting of the City Council of the City of Bridgeton, as required by N.J.S.A. 10:4-6 et seq., the "Open Public Meetings Act", has been provided by a public advertisement to the South Jersey Times and the Daily Journal on February 7th, 2018 of a schedule adopted by resolution setting forth the time, date and place of all the meetings of the City Council of the City of Bridgeton.

Invocation and flag salute was led by Councilman Feinstein

The following answered to roll call:
Councilwoman Rosemary DeQuinzio
Councilman Samuel Feinstein
Councilwoman Gladys Lugardo-Hemple
Councilman Michael Zapolski, Sr.
Council President Edwards

Also in attendance:
Mayor Albert Kelly
Solicitor Rebecca J. Bertram
Municipal Clerk Kathleen L. Keen

President Edwards presented the Work Session Minutes, Council Meeting Minutes and Executive Session Minutes of February 6, and February 20, 2018.

It was moved by Councilwoman Lugardo-Hemple and seconded by Councilwoman DeQuinzio that said minutes be approved and to dispense with the reading of said minutes as all members have received copies which motion was carried. Councilman Zapolski Abstained.

President Edwards announced there were no ordinances for first reading.

President Edwards announced three (3) ordinances for second reading.

**CALENDAR YEAR 2018 ORDINANCE TO EXCEED THE MUNICIPAL BUDGET
APPROPRIATION LIMITS AND TO ESTABLISH A CAP BANK**

It was moved by Councilwoman DeQuinzio and second by Councilman Feinstein this be considered the second reading of said ordinance and the meeting be opened to the public for a hearing on the matter which motion was carried.

President Edwards opened the meeting to the public for any one desiring to be heard on this ordinance and this ordinance only.

No one desiring to be heard, it was moved by Councilwoman DeQuinzio and second by Councilman Feinstein the public hearing be closed which motion was carried.

It was moved by Councilwoman DeQuinzio and second by Councilman Feinstein this be considered the third and final reading of said ordinance and that it be taken up for adoption or rejection by roll call vote, which motion was carried.

The Clerk called the roll as follows:

	<u>YEA</u>	<u>NAY</u>	<u>ABSTAIN</u>	<u>ABSENT</u>
Councilwoman DeQuinzio	X			
Councilman Feinstein	X			
Councilwoman Lugardo-Hemple	X			
Councilman Zapolski	X			
President Edwards	X			

President Edwards declared the ordinance adopted becoming **ORDINANCE NO. 18-4** the original ordinance may be found in the Ordinance Book.

AUTHORIZING THE VACATION OF A PORTION OF CHURCH LANE AND ASSOCIATED ALLEYWAYS

It was moved by Councilwoman DeQuinzio and second by Councilman Feinstein this be considered the second reading of said ordinance and the meeting be opened to the public for a hearing on the matter which motion was carried.

President Edwards opened the meeting to the public for any one desiring to be heard on this ordinance and this ordinance only.

Mr. Mike Abbott - stated he agrees with Councilman Zapolski regarding the need for a clear title for the property to be sold, Mr. Abbott said he wants the ordinance to be done correctly.

Mr. Paul Kienzle – whose office is located at 32 N. Pearl Street said the only access to the parking lot behind his office is from Church Lane, stating he has an easement by prescription entitling him to use the access indefinitely. Mr. Kienzle said he has not seen the plans for the project, and would like to be kept informed of the project due to having a strong property interest he intends to enforce.

Councilman Zapolski said this is the first time he is hearing this and would like the Solicitors opinion. Solicitor Bertram stated she has no information as to an easement. Councilman Zapolski suggested holding the final adoption until clarification.

Mr. Gerard Velasquez – President of CCIA stated this has been a two year process that has gone through and been approved by the Planning Board and City Council. He said CCIA will make sure Mr. Kienzle has access to his property.

Mr. Paul Kienzle stated he has an easement over the property that needs to be addressed; he is not against the project, he just wants to be kept informed due to his property rights.

Councilman Zapolski asked the Solicitor to clarify street vacations do not go to the planning board, Solicitor Bertram agreed that is correct. He also questioned having an “easement by prescription” included in the ordinance. Solicitor Bertram replied no.

Mr. Tom Martin said the city should resolve all issues regarding the BDC first; he also stated the city should look into the defunct corporation.

Mayor Kelly said there have been pros and cons to the project over the last two years, he urged council to move forward and vote for the project as the city needs it and it will be an anchor to the downtown.

No one else desiring to be heard, it was moved by Councilwoman DeQuinzio and second by Councilman Feinstein the public hearing be closed which motion was carried.

Councilman Feinstein asked if the issue of title will cause a problem. Solicitor Bertram responded vacating the street and alley is just part of the process, title to the land is due to issues with the BDC.

It was moved by Councilwoman DeQuinzio and second by Councilman Feinstein this be considered the third and final reading of said ordinance and that it be taken up for adoption or rejection by roll call vote, which motion was carried.

The Clerk called the roll as follows:

	<u>YEA</u>	<u>NAY</u>	<u>ABSTAIN</u>	<u>ABSENT</u>
Councilwoman DeQuinzio	X			
Councilman Feinstein	X			
Councilwoman Lugardo-Hemple	X			
Councilman Zapolski		X		
President Edwards	X			

President Edwards declared the ordinance adopted becoming **ORDINANCE NO. 18-5** the original ordinance may be found in the Ordinance Book.

ORDINANCE AMENDING CHAPTER 321, TAXICABS, OF THE CODE OF THE CITY OF BRIDGETON

It was moved by Councilman Feinstein and second by Councilwoman DeQuinzio this be considered the second reading of said ordinance and the meeting be opened to the public for a hearing on the matter which motion was carried.

President Edwards opened the meeting to the public for any one desiring to be heard on this ordinance and this ordinance only.

No one desiring to be heard, it was moved by Councilman Feinstein and second by Councilwoman DeQuinzio the public hearing be closed which motion was carried.

It was moved by Councilman Feinstein and second by Councilwoman DeQuinzio this be considered the third and final reading of said ordinance and that it be taken up for adoption or rejection by roll call vote, which motion was carried.

The Clerk called the roll as follows:

	<u>YEA</u>	<u>NAY</u>	<u>ABSTAIN</u>	<u>ABSENT</u>
Councilwoman DeQuinzio	X			
Councilman Feinstein	X			
Councilwoman Lugardo-Hemple	X			
Councilman Zapolski	X			
President Edwards	X			

President Edwards declared the ordinance adopted becoming **ORDINANCE NO. 18-6** the original ordinance may be found in the Ordinance Book.

President Edwards announced this is the time for anyone who desires to address council on the consent agenda or any other matter.

It was moved by Councilman Zapolski and seconded by Councilwoman Lugardo-Hemple the meeting be opened to the public for anyone desiring to address council on the consent agenda or any other matters, which motion was carried.

President Edwards opened the meeting to the public for anyone desiring to be heard.

Mr. Mike Abbott, said there is a potential problem with a property on the corner of Laurel and East Commerce Streets; when the property was sold the new owners closed off access to the public parking lot, he stated on the city tax maps the city has a right-of-way.

Ms. Linda McFadden, Director of the Library said she received notice at least one panic button will be installed at the library. She then spoke of upcoming events in March; the 4th Annual Makers Day, Youth Art Month, and a Celtic Concert.

Mr. Tom Martin referred to resolution J-4 stating he feels the city is subsidizing the project by only receiving 47% of the assessed value of the property and it should have been negotiated better. Mr. Martin stated city council should not have the Mayor as a CCIA board member executing agreements with them. Solicitor Bertram informed Mr. Martin the Mayor does not sign the agreements, his designee the Administrator does.

Mayor Kelly addressed Mr. Martin's concerns also, stating he is appointed by the Freeholder Board the CCIA and not by the council, he has never had any conflicts or issues regarding his involvement.

Mr. Steven Paul, Bridgeton Main Street Association. Informed council of their upcoming goals; increase social media presence, increase upstairs living spaces, initiate quarterly community clean-ups, and get more revenues for the salaries of the director and staff members. Lastly Mr. Paul said fundraising has started for the Cinco de Mayo Festival.

Mr. Gerard Velasquez, CCIA stated in addition to the purchase price of one dollar, \$750,000 was spent for the clean-up of the property. CCIA also purchased additional property adjacent and is looking at other lots also.

With no one else desiring to be heard, it was moved by Councilman Zapolski and second by Councilwoman Lugardo-Hemple that the public portion be closed, which motion was carried.

President Edwards closed the public portion of the meeting.

President Edwards announced all matters listed under the consent agenda J-1 through J-12 with will be enacted upon by one motion unless a council member desires to discuss an item, in that case the items will be removed from the consent agenda and acted upon separately.

RESOLUTION NO. 66-18, authorizing refund of a tax sale certificate

RESOLUTION NO. 67-18 authorizing and approving a contract between the City of Bridgeton and the Bridgeton Supervisors Association Cumberland County Council #18

RESOLUTION NO. 68-18 authorizing cancelling tax billing for Bridgeton Villas

RESOLUTION NO. 69-18 authorizing the sale of city owned property known as block 187 lots 69.01, 76, 83 through and including 118 inclusive

RESOLUTION NO. 70-18 amending resolution 41-18 establishing 2018 temporary capital budget to include the water and sewer utility

RESOLUTION NO. 71-18 authorizing the city to advertise for pest control

RESOLUTION NO. 72-18 authorizing the city to advertise for a conflict public defender and a conflict judge

RESOLUTION NO. 73-18 authorizing the city to advertise for demolition of 141 S. Giles St and 26 S. Bank St.

RESOLUTION NO. 74-18 authorizing the city to advertise for mobile food vending management company

RESOLUTION NO. 75-18 authorizing the city to advertise for propane gas and heat

RESOLUTION NO. 76-18 amending resolution 19-18 authorizing additional emergency appropriations pending final adoption of the calendar year 2018 budget

RESOLUTION NO 77-18 requesting permission for the dedication by rider for the vacant and abandoned property maintenance program

It was moved by Councilwoman Lugardo-Hemple and second by Councilman Zapolski that said Resolutions be adopted which motion was carried by unanimous roll call vote.

President Edwards asked Council for a motion to approve the Schedule of Bills of March 6, 2018 in the amount of \$180,760.78.

It was moved by Councilwoman DeQuinzio and second by Councilman Zapolski that the Schedule of Bills be approved as read and warrants be drawn on their various accounts and appropriations, which motion was carried by unanimous roll call vote. The original schedules may be found in the Clerk's Files under "S" Schedule of Bills.

President Edwards announced two applications for approval.

1. Raffle Application – Parish of the Holy Cross Daily Raffle July 8, 2018 – June 25, 2019
2. Bingo Application – Parish of the Holy Cross Various Dates July 2018 – June 2019

It was moved by Councilman Zapolski and second by Councilman Feinstein that said applications be received and filed which motion was carried unanimously.

President Edwards announced four reports for approval.

1. Central Cashier Receipts January 2018
2. Registrar Monthly Report January 2018
3. Tax Collector’s Annual Statement of Receipts CY17
4. Central Cashier Receipts February 2018

It was moved by Councilwoman DeQuinzio and second by Councilman Zapolski that said reports be received and filed which motion was carried unanimously.

President Edwards called upon Mayor Kelly for his comments.

Mayor Kelly spoke of the city receiving municipal aid in the amount of \$620,000 for repaving of city streets from the NJ Transportation Trust Fund. He is hopeful the city receives more.

President Edwards called upon Council for comments.

Councilwoman DeQuinzio – encouraged everyone to attend Makers Day at the Library on March 10th.

Councilman Feinstein – none at this time.

Councilwoman Lugardo-Hemple – none at this time.

Councilman Zapolski – publicly thanked everyone for the emails and cards recognizing his recent surgery, he appreciates it.

President Edwards – welcomed Councilman Zapolski back, and thanked Mayor Kelly for all his great work for the city. He also acknowledged Mr. Abbott and Mr. Martin for their comments, and said good things are happening at the library and Bridgeton Main Street.

There being no further business to come before Council, it was moved by Councilwoman Lugardo-Hemple and second by Councilman Feinstein to adjourn the meeting which motion was carried.

President Edwards adjourned the meeting.

Respectfully submitted,

APPROVED

Kathleen L. Keen, RMC
Municipal Clerk

J. Curtis Edwards
Council President

Date Approved: March 20, 2018