

**REGULAR COUNCIL MEETING  
BOROUGH OF WOODBURY HEIGHTS  
500 ELM AVENUE, WOODBURY HEIGHTS, NJ 08097  
JUNE 20, 2018 7:30 P.M.**

Mayor Robbie J. Conley called the meeting to order with the following note: Adequate notice of this meeting has been provided by adopting a schedule of meetings for 2018 which was faxed to the South Jersey Times and Courier Post on January 6, 2018 and posted on the bulletin board in the Municipal Building conforming to the directives of the "Open Public Meetings Act".

Mayor Conley led everyone in the Pledge of Allegiance.

The call of roll showed the following to be present: Councilman Robert Yerka, Councilwoman Cara Witasick, Councilman Harold "Hap" Pye, Councilman William Packer, Councilman Richard Gambale and Councilman Eshia "Jake" Jacob. Also in attendance were Borough Engineer Mark Brunermer, Borough Solicitor Brian Lozuke and Janet Pizzi, Clerk/Administrator.

A Proclamation was presented by Councilwoman Witasick to the family of the late John Wilfred Witasick, recognizing and honoring him posthumously as the oldest veteran in Borough of Woodbury Heights.

At 7:35 p.m. Mayor Conley announced a short recess, and at 7:38 p.m. the governing body was back in session.

A motion to approve the minutes of the Regular Meeting May 16, 2018 was made by Councilman Packer and seconded by Councilman Gambale. A roll call went as follows:

YERKA	YES
WITASICK	ABSTAIN
PYE	YES
PACKER	YES
GAMBALE	YES
JACOB	YES

The minutes were approved.

JIF Safety on the Agenda "Distracted Driving" was presented by Joseph Henry of Hardenbergh Insurance.

**PUBLIC PORTION:** Mayor Conley opened the public portion of the meeting for questions or comments.

Joseph Brasberger, 562 Chestnut Avenue: Mr. Brasberger explained that he is selling his home which is located in the light industrial zone as a pre-existing non-conforming residential structure. He recently found out that a prospective buyer may not be able to obtain financing without a letter from the Borough stating that he can rebuild in the event the structure is destroyed. The Borough does not allow rebuilding without coming before the Planning Board, therefore, a letter cannot be provided. Solicitor Lozuke advised that he is aware of this issue and is recommending that the ordinance be amended. Discussion ensued.

Rose Yerka, 601 Stratford Avenue: Mrs. Yerka thanked the Public Safety Committee for their hard work and diligence during the Police Department transition. Mrs. Yerka also congratulated the Police Department and Chief Moline.

Councilman Jacob thanked former Police Sgt. James Golding for his many years of service to the residents of Woodbury Heights.



Public Portion (continued)

Upon hearing no additional questions or comments, a motion to close the public portion was made by Councilman Pye and seconded by Councilman Jacob. All of Council agreed. Motion carried.

**ENGINEER'S REPORT:** Mark Brunermer provided a status update on the West Jersey Phase II project and the Well No. 2 project and advised that the reconstruction of the Municipal Building exterior wall will cost approximately \$150,000 to \$175,000. Discussion ensued.

SOLICITOR'S REPORT

**ORDINANCES  
FINAL READING/PUBLIC HEARING**

**ORDINANCE 9-2018**

**ORDINANCE AMENDING THE 2018 SALARY ORDINANCE (ORDINANCE 1-2018) OF VARIOUS BOROUGH OFFICERS AND EMPLOYEES OF THE BOROUGH OF WOODBURY HEIGHTS**

Solicitor Lozuke read Ordinance 9-2018 by title only. Mayor Conley opened the public hearing for this ordinance and upon hearing no question or comment, a motion to close the public hearing was made by Councilwoman Witasick and seconded by Councilman Packer. All of Council agreed. Motion carried. A motion to approve this ordinance was made by Councilman Packer and seconded by Councilman Pye. A roll call vote in favor was unanimous. Ordinance 9-2018 was approved.

**RESOLUTIONS**

**RESOLUTION 67-2018**

**RESOLUTION APPOINTING CHIEF OF POLICE FOR THE BOROUGH OF WOODBURY HEIGHTS POLICE DEPARTMENT**

Solicitor Lozuke read Resolution 67-2018 by title only. A motion to appoint Joshua Moline to the position of Chief of Police was made by Councilman Yerka and seconded by Councilman Pye. Councilman Yerka provided a brief explanation of the interview process. Solicitor Lozuke requested that the salary negotiation be deferred until a formal Rice Notice can be issued. A roll call vote in favor was unanimous. Resolution 67-2018 was approved. Joshua Moline was appointed to the position of Chief of Police.

**OATH OF OFFICE:** Mayor Conley administered the Oath of Office to Chief Moline. Chief Moline thanked Mayor and Council, his family, and the public for their support. He provided a brief statement of his focus and goals for the future of the department under his direction as Chief of Police.

**CONSENT AGENDA:** A motion to approve by Consent Agenda Resolution 68-2018 through and inclusive of Resolution 73-2018 was made by Councilman Packer and seconded by Councilman Pye. A roll call vote in favor was unanimous. The Resolutions were approved.

**RESOLUTION 68-2018**

**RESOLUTION AUTHORIZING REFUND OF TAX OVERPAYMENTS**

**RESOLUTION 69-2018**

**RESOLUTION APPROVING RENEWAL OF PLENARY RETAIL CONSUMPTION LICENSE OF HOLLYWOOD CAFÉ DINER, INC.**



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RESOLUTIONS (CONSENT AGENDA-CONTINUED)

RESOLUTION 70-2018

RESOLUTION APPROVING RENEWAL OF PLENARY RETAIL DISTRIBUTION LICENSE OF GM LIQUOR, INC.

RESOLUTION 71-2018

A RESOLUTION OF THE GOVERNING BODY OF THE BOROUGH OF WOODBURY HEIGHTS ADOPTING THE FORM OF THE NEW JERSEY TORT CLAIMS ACT QUESTIONNAIRE REQUIRED TO BE UTILIZED BY CLAIMANTS FOR THE FILING OF NOTICES OF TORT CLAIM AGAINST THE BOROUGH OF WOODBURY HEIGHTS IN ACCORDANCE WITH THE PROVISIONS OF THE NEW JERSEY TORT CLAIMS ACT, N.J.S.A. 59:8-6 AND DESIGNATING QUAL-LYNX AS THE AGENT FOR THE BOROUGH OF WOODBURY HEIGHTS TO PROVIDE THE QUESTIONNAIRE TO ALL OF THE CLAIMANTS AND TO RECEIVE THE COMPLETED QUESTIONNAIRE FROM THE CLAIMANTS

RESOLUTION 72-2018

RESOLUTION APPROVING PARTIAL PAYMENT NO. 1 FOR THE CONSTRUCTION OF THE WELL NO. 2 PROJECT (CONTRACT B)

RESOLUTION 73-2018

RESOLUTION APPROVING PARTIAL PAYMENT NO. 1 FOR THE RECONSTRUCTION OF WEST JERSEY AVENUE-PHASE II ROAD MAINTENANCE PROGRAM PROJECT

COMMITTEE REPORTS

**Public Safety:** Councilman Yerka stated that the specs for the new fire truck will be reviewed. He presented the Police Department report which noted that Ptl. McCabe received an award from the State for DWI arrests.

**Water and Sewer:** Councilwoman Witasick stated that her reports will be on file in the Clerk's office.

**Streets & Roads:** Councilman Pye presented the trash/recycling report and the streets/roads report. The first shred event for the year was held on June 2 and the total recycled was 2015 lbs. of paper. The next shred event will be held on September 29. All vehicles and equipment and Borough properties were cleaned and maintained. As part of the Borough's Storm Water Management Program, the tops of all storm drain inlets have been cleaned throughout the Borough. Road repairs have started and will continue as needed.

**Finance and Administration:** Councilman Packer provided a budget update advising that the Borough will need to absorb the loss of funds attributed to the 2018 approved tax appeals. The CFO is attending seminars regarding the Charitable Trust, and also new laws pertaining to paid time off for part time employees. Mayor Conley asked about the possibility of utilizing the Transportation Trust Fund Bank low interest loans to refinance our current projects. Mr. Brunermer stated that he believes that funding may be for current Construction, but he will look into it.



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Committee Reports (continued)

**Property and Environmental:** Councilman Gambale provided a property maintenance update. Discussion ensued regarding complaints about the geese on Lake Avenue. New Jersey State Game and Wildlife was contacted for assistance. The Deptford Code Official monthly report for Woodbury Heights reflects permits fees in the amount of \$3,100. Mayor Conley requested assistance with property maintenance at the apartment building at Fourth & Elm Avenue. Mayor Conley asked about rental registration and Solicitor Lozuke advised that the NJ Supreme Court decision only allows for rental registration of three (3) or more rental units. Discussion ensued.

**Recreation & Civic:** Councilman Jacob reported that the Memorial Day Ceremony was a success and thanked Rose Yerka, Councilman Yerka, and the Police Department for a wonderful job. Councilman Jacob stated that Dot's now offers a 10% discount for veterans and also asked for volunteers for the 9/11 Committee.

**BILL LIST:** Councilman Packer asked Mr. Brunermer about the Starbucks opening timeline and he was advised that Chicago is overseeing the plans and the various issues the construction. Councilwoman Witasick noted the problem with standing water in the lot. Rick Ragan will be notified to restore. A motion to approve the bill list as presented was made by Councilman Packer and seconded by Councilwoman Witasick. A roll call vote in favor was unanimous. The bill list was approved.

**PUBLIC PORTION:** Mayor Conley opened the public portion for questions or comments.

**Rose Yerka, Stratford Avenue:** Mrs. Yerka thanked the community, the boy scouts, and Gateway for the spring clean ups. She also thanked the WHES second graders for their rock garden project at the Lake. There will be 9/11 ceremony again this year from 6:00 p.m. to 8:00 p.m. at Veterans Park. She advised of several upcoming events scheduled and a 9/11 Calendar fundraiser.

**Carol Emory, Oak Avenue** advised that Shoprite has Military Day discount every Mondays and Senior Citizen discount on Tuesdays.

Councilwoman Witasick thanked Mayor and Council for the proclamation for her father-in-law.

Upon hearing no additional questions or comments, a motion to close the public portion was made by Councilwoman Witasick and seconded by Councilman Pye. All of Council agreed. Motion carried.

**ADJOURNMENT:** A motion to adjourn was made by Councilman Packer and seconded by Councilman Pye. All of Council agreed. Motion carried. The meeting adjourned at 8:40 p.m.

Respectfully submitted,



Janet Pizzi, Clerk/Administrator