

**BOROUGH OF LAUREL SPRINGS  
MAYOR AND COUNCIL REGULAR MEETING  
MONDAY, FEBRUARY 9, 2015  
AT 7:00 P.M. IN THE BOROUGH HALL  
MAYOR THOMAS A. BARBERA PRESIDING  
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SALUTE TO THE FLAG AND MOMENT OF SILENCE was led by Mayor Barbera  
OPEN PUBLIC MEETINGS LAW – Mayor Barbera stated that adequate notice of this meeting was given by emailing the Record breeze and the Courier-Post on January 5, 2015 and posting on the website and bulletin board in the Borough Hall, also on Borough’s website.

ROLL CALL recorded as present: Letts, McCunney, Mochel, DiGregorio, Cruz and Redstreak; with none absent.

**APPROVAL OF MINUTES**

- Work Session Meeting of January 26, 2015 – the motion to approve by Councilman Redstreak, was seconded by Councilwoman Mochel, with Letts, Mochel, DiGregorio and Redstreak, in favor, McCunney and Cruz abstaining and none opposed.

**RESOLUTIONS**

- Mayor Barbera read a letter of resignation submitted by William Mosher. The motion to accept the resignation of William Mosher by Councilwoman Mochel, was seconded by Councilwoman DiGregorio, with Letts, McCunney, Mochel, DiGregorio, Cruz and Redstreak in favor, none opposed and no abstentions
- #029-2015- AUTHORIZING SUBMISSION OF A STRATEGIC PLAN FOR THE STERLING MUNICIPAL ALLIANCE GRANT FOR FISCAL YEAR 2015-2016

WHEREAS, the Governor’s Council on Alcoholism and Drug Abuse established the Municipal alliances for the Prevention of Alcoholism and Drug Abuse in 1989 to educate and engage residents, local government and law enforcement officials, schools, nonprofit organizations, the faith community, parents, youth and other allies in efforts to prevent alcoholism and drug abuse in communities throughout New jersey.

WHEREAS, the Laurel Springs Borough Council of the Borough of Laurel Springs, county of Camden, State of New Jersey recognizes that the abuse of alcohol and drugs is a serious problem in our society amongst persons of all ages; and therefore has an established Municipal Alliance Committee; and

WHEREAS, the Laurel Springs Borough Council further recognized that it is incumbent upon not only public officials but upon the entire community to take action to prevent such abuses in our community; and

WHEREAS, the Laurel Springs Borough council has applied for funding to the Governor’s Council on Alcoholism and Drug Abuse through the County of Camden.

NOW, THEREFORE, BE IT RESOLVED by the Governing Body of the Borough of Laurel Springs, County of Camden, State of New Jersey hereby recognizes the following:

The Laurel Springs Borough Council does hereby authorize submission of a strategic plan for the Sterling Municipal alliance grant for fiscal year 2014-2015 in the amount of:

DEDR	\$32,728.00
Cash Match	\$ 8,182.00
In-Kind	\$24,546.00

The Laurel Springs Borough Council acknowledges the terms and conditions for administering the Municipal Alliance grant, including the administrative compliance and audit requirements.

- The motion to approve by Councilman Redstreak was seconded by Councilwoman DiGregorio, with Letts, McCunney, Mochel, DiGregorio, Cruz and Redstreak in favor, none opposed and no abstentions

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▪ #030-2015 - FOR RENEWAL OF MERCANTILE LICENSE

WHEREAS, Mayor and Council of the Borough of Laurel Springs have passed an ordinance establishing Chapter 169 of the code of the Borough of Laurel Springs, known as "Mercantile License".

WHEREAS, a license is required to operate or conduct any business establishment in the Borough of Laurel Springs.

NOW, THEREFORE, BE IT RESOLVED by Mayor and Council of the Borough of Laurel Springs that the proper investigation has been made and the following applicants have complied with the general laws and statutes of the state and the ordinance of the Borough of Laurel Springs.

BE IT FURTHER RESOLVED that approval has been granted by Mayor and Council for RENEWALS OF "MERCANTILE LICENSE" for:

Gregorio's Deli	B's & M Motors	Nat Alexander Division
817 W. Atlantic Ave.	101 S. White Horse Pike	121 White Horse Pike
Lisa Ward Photography		
654 E. Atlantic Ave.		

▪ The motion to approve by Councilman Redstreak was seconded by Councilman McCunney, with Letts, McCunney, Mochel, DiGregorio, Cruz and Redstreak in favor, none opposed and no abstentions

▪ #031-2015 - CANCELLING OUTSTANDING CHECKS

WHEREAS, upon review of the financial records of various bank accounts maintained by the Borough of Laurel Springs, it was determined that there are several stale-dated outstanding checks; and

WHEREAS, it is in the best interest of the Borough to cancel these outstanding checks;

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Borough Council of the Borough of Laurel Springs, that the following outstanding checks be cancelled:

<u>ACCOUNT &amp; CHECK #</u>	<u>DATED</u>	<u>PAYEE</u>	<u>AMOUNT</u>
<u>General Fund</u>			
#1659	03/10/14	Home Depot Credit Services	\$ 112.78
#1890	05/12/14	Sam's Club	<u>67.68</u>
		Total	\$ 180.46
<u>Recreation Trust Fund</u>			
#1146	04/20/14	Camden Riversharks	\$ 25.00
#1158	05/12/14	Sam's Club	<u>179.96</u>
		Total	\$ 204.96

▪ The motion to approve by Councilman Redstreak was seconded by Councilwoman Mochel, with Letts, McCunney, Mochel, DiGregorio, Cruz and Redstreak in favor, none opposed and no abstentions

▪ #032-2015 - TO CANCEL TAXES

WHEREAS, certain adjustments are necessary to the records of the Tax Collector.

WHEREAS, a Disabled Citizens deduction is granted by the Tax Assessor for Linda Dabney & Michael Vitale on Block 28, Lot 12, of 336 Washington Ave, for 2014 and entered for 2015 and;

NOW, THEREFORE, BE IT RESOLVED, by the Mayor and Council of the Borough of Laurel Springs to cancel \$250.00 from 2014 Tax Duplicate.

▪ The motion to approve by Councilman Redstreak was seconded by Councilwoman Mochel, with Letts, McCunney, Mochel, DiGregorio, Cruz and Redstreak in favor, none opposed and no abstentions

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- #033-2015 - RESOLUTION REAFFIRMING AND RENEWING SUPPORT FOR AN OPEN SPACE HISTORIC PRESERVATION PROJECT AT THE CORD MANSION AND SUBMISSION OF GRANT APPLICATION

WHEREAS, the Cord Mansion, was “one of the largest and finest” of the “many attractive homes in Laurel Springs”, and it presented “an appearance of comfortable affluence”; and

WHEREAS, it was an “imposing” structure that exhibited examples of the extravagant architectural movements of its day; and

WHEREAS, Samuel S. Cord, Philadelphia Real Estate Developer, selected a place of prominence when he laid out his design for the Laurel Springs community, making it a significant edifice along the old Philadelphia and Atlantic City Railway line; and

WHEREAS, it is worthy of preservation, restoration and rehabilitation because of its participation in the history of the Railway, Camden County, and the Borough of Laurel Springs; and

WHEREAS, a Seven-Year Plan was requested and was submitted and reaffirmed by the Governing Body and citizens of the Borough of Laurel Springs to faithfully restore the building exterior to its original beauty and prominence; and

WHEREAS, Round 13 and Round 14 Camden County Open Space Historic Preservation grants were awarded to accomplish stabilization of the deteriorating roof, turret and windows; and

WHEREAS, year three of the Seven-Year Plan is to restore the dormers which were unfortunately removed from the building;

NOW, THEREFORE BE IT RESOLVED by the Mayor and Council of the Borough of Laurel Springs that they reaffirm and renew their commitment to the exterior renovation of the Cord Mansion and the Seven-Year Plan for exterior restoration; and

BE IT FURTHER RESOLVED that they authorize submission of a Historic Preservation application for the next round of funding available through the Camden County Open Space Program.

- The motion to approve by Councilman Redstreak was seconded by Councilman Letts, with Letts, McCunney, Mochel, DiGregorio, Cruz and Redstreak in favor, none opposed and no abstentions

- #034-2015 - ADOPTING YEAR 36 COMMUNITY DEVELOPMENT GRANT AGREEMENT

WHEREAS, a cooperative agreement was heretofore entered into between the Borough of Laurel Springs and the County of Camden for the establishment of a cooperative means of conducting certain community development activities; and

WHEREAS, the Uniform Shared Services and Consolidation Act (N.J.S.A. 40A:65-4 eq seq.) permits local units such as counties and municipalities to enter into agreements for the provision of joint services; and

WHEREAS, the County has achieved “Urban County” status in accordance with the requirements set forth in Title I of the Housing and Community Development Act of 1974, as amended and the Housing and Urban-Rural Recovery Act of 1983; and

WHEREAS, the County has entered into a grant agreement with the U.S. Department of Housing and Urban Development under Title I of the Housing and Community Development Act, as amended, for an Entitlement Grant; and

WHEREAS, this Grant is administered for the County by the Camden County Improvement Authority; and

WHEREAS, the Borough of Laurel Springs has proposed certain activities to be carried out under the 36<sup>th</sup> Year Program; and

WHEREAS, the County has approved funding for eligible projects(s) of the Borough of Laurel Springs from said grant and desires the Borough of Laurel Springs to undertake said project(s)

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NOW, THEREFORE, BE IT RESOLVED by Mayor and Council of the Borough of Laurel Springs, that the Year 36 Municipal CDBG Grant Agreement be adopted between the Borough of Laurel Springs and the County of Camden, a copy of the Agreement which is attached thereof; and

BE IT FURTHER RESOLVED, that this resolution shall take effect immediately upon its enactment as provided by law.

- The motion to approve by Councilman Redstreak was seconded by Councilman McCunney, with Letts, McCunney, Mochel, DiGregorio, Cruz and Redstreak in favor, none opposed and no abstentions

- #035-2015 - CALLING ON THE LEGISLATURE TO FIX THE TRANSPORTATION TRUST FUND AND UNFREEZE FUNDING TO MUNICIPALITIES

WHEREAS, the Department of Transportation (DOT) has suspended local transportation aid to municipalities where the importance of fully functioning, safe infrastructure is paramount; and

WHEREAS, fixing the Transportation Trust Fund will not only improve infrastructure, but it will take the burden off local taxpayers and local budgets, that couldn't possibly afford to undertake the cost of road reconstruction; and

WHEREAS, in addition to freezing these funds, the DOT will begin to inspect almost 300 of NJ's structurally deficient bridges, with the implication being that any bridge deemed unsafe for public use will be closed to traffic immediately; and

WHEREAS, the crippling impact on communities when there are closures will only be avoided if our leaders in Trenton take action now to fix the Transportation Trust Fund; and

NOW, THEREFORE, BE IT RESOLVED, that the governing body of the Borough of Laurel Springs strongly urges the Legislature to fix the Transportation Trust Fund and unfreeze funding to municipalities; and

BE IT FURTHER RESOLVED, that a that a copy of this duly adopted resolution be forwarded to Senate President Stephen Sweeney, Assembly Minority Leader Jon Bramnick, Assembly Speaker Vincent Prieto, the legislators of the Borough of Laurel Springs State Legislative representatives, Governor Chris Christie, and the New Jersey State League of Municipalities.

- The motion to approve by Councilman Redstreak was seconded by Councilman Letts, with Letts, McCunney, Mochel, DiGregorio, Cruz and Redstreak in favor, none opposed and no abstentions
- #036-2015 - APPOINTING DANIEL DAVIS AS REGULAR FULL-TIME PATROLMAN  
WHEREAS, the Borough of Laurel Springs requires a full time police officer for the Laurel Springs Police Department; and  
WHEREAS, Daniel Davis has been approved by Chief Carmen Rabottino for this position;  
NOW THEREFORE BE IT RESOLVED that Mayor and Council of the Borough of Laurel Springs, County of Camden, State of New Jersey do hereby appoint Daniel Davis as a Regular Full-Time Patrolman effective February 10, 2015.
- The motion to approve by Councilman Redstreak was seconded by Councilwoman Mochel, with Letts, McCunney, Mochel, DiGregorio, Cruz and Redstreak in favor, none opposed and no abstentions
- RESOLVED TO PAY \$431,466.85 FROM CURRENT ACCOUNT AND \$27,167.49 FROM TRUST AND CAPITAL ACCOUNTS
- The motion to approve by Councilman Redstreak was seconded by Councilwoman Mochel, with Letts, McCunney, Mochel, DiGregorio, Cruz and Redstreak in favor, none opposed and no abstentions

ORDINANCES – First Reading and Introduction:

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- #781-2015-AN ORDINANCE REGULATING THE SALARIES OF THE POLICE OFFICERS AND EMPLOYEES OF THE BOROUGH OF LAUREL SPRINGS, COUNTY OF CAMDEN, STATE OF NEW JERSEY, FOR YEAR 2015
  - The motion to Introduce by Councilman Redstreak, was seconded by Councilwoman Mochel with Letts, McCunney, Mochel, DiGregorio, Cruz and Redstreak in favor, none opposed and no abstentions
- #782-2015-ORDINANCE TO EXCEED THE MUNICIPAL BUDGET APPROPRIATION LIMITS AND TO ESTABLISH A CAP BANK (N.J.S.A. 40A:4-45.14)
  - The motion to Introduce by Councilman Redstreak, was seconded by Councilwoman Mochel with Letts, McCunney, Mochel, DiGregorio, Cruz and Redstreak in favor, none opposed and no abstentions
- #783-2015-ORDINANCE AMENDING AND SUPPLEMENTING CHAPTER 229 OF THE CODE OF THE BOROUGH OF LAUREL SPRINGS ENTITLED, "STREETS AND SIDEWALKS"
- Solicitor Botcheos made the following questions about the material he had received:
  - Section 1 provides that no occupant or owner shall fix, put up any awning, etc. without the permission of Borough Council. He wondered if they wanted it that way or if it should go to the Planning Board, to which Mayor Barbera responded that they wanted it that way.
  - Section 7 says that the owners, tenants or persons legally in possession of any land shall keep their brush hedges or plant life growing in a manner that that does not obstruct vision nor is a detriment to public safety. He suggested that it is very vague language which could not be upheld in court. The language that it replaces had very specific standards, to which Mayor Barbera said the difficulty was that it was violated on every street corner in Laurel Springs. There was additional conversation of how it would be upheld in court and who subjectively makes a determination of what is a detriment to Public Safety. The matter will be taken up again by the Ordinance Review Committee.
  - Section 9 provides for charging the cost of removal against the property, Solicitor Botcheos suggested a time frame before which it becomes a lien. Council recommended 30 days.
  - Section 10 names the property maintenance officer or the Police Department or other appropriate Borough Official shall be the enforcement officer charged with administration of this ordinance in conjunction with other officers and departments of the Borough. Solicitor Botcheos wanted to tighten up the number of enforcing officers, this wording is vague. Mayor Barbera suggested that everyone after the coma be eliminated. It was agreed that rather than appropriate Borough Official the Zoning Officer would be named.
- The motion to Table by Councilman Redstreak, was seconded by Councilman McCunney, with Letts, McCunney, Mochel, DiGregorio, Cruz and Redstreak in favor, none opposed and no abstentions

#### COMMITTEE REPORTS

- DIRECTOR OF PUBLIC WORKS, BOARDS, SERVICES/PRESIDENT OF COUNCIL – Council President Redstreak read the Sewer Report for January, 2015. Lindenwold was contacted about an increase, but have not yet responded. He read the Public Works report for the month of January, 2015, a copy of which is on file and available for review
- DIRECTOR OF PUBLIC BUILDINGS & GROUNDS – Councilman McCunney said a small leak had been reported in the Borough Hall. Borough Administrator Cheeseman met with the repair contractor, and they did find a small leak. He will go up over the weekend to see if he can patch it. He mention that he would be swearing in the new officer at the next regular meeting in March.
- DIRECTOR OF MUNICIPAL COURT – Councilwoman DiGregorio read the December, 2014 Court report as submitted by Jacqueline Vicari, Court Administrator, a copy of which is on file and available for review.

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- DIRECTOR OF ADMINISTRATION AND FINANCE – Councilman Letts read the CFO Report for the month of January, 2015 as submitted by CFO, Dean Ciminera a copy of which is on file and available for review.
- DIRECTOR OF RECREATION – Councilman Cruz read the Recreation Report for January, 2015, a copy of which is on file and available for review. He gave some additional comment on the Laurel Springs Youth Association with regard to a Lower Camden County Baseball League.
- DIRECTOR OF PUBLIC SAFETY – POLICE AND FIRE – Councilwoman Mochel read the Fire and Police Reports for the month of January, 2015, copies of which are on file and available for review.
- MAYOR'S REPORT – Mayor Barbera read the Mayor's Report covering his activities from January, 2015, a copy of which is on file and available for review.

**OLD BUSINESS**

- Cord Mansion – Borough Administrator Ken Cheeseman explained that RFP's were put out for Architects, and the proposals came in with such wide differences, that it was thought a different approach would be taken to put out requests for a Professional Services Contract. It is likely that an appointment will be asked for at the March Regular Meeting. A meeting was held with Community Development Representative Beth Pugh, with regard to Year 35 and 36 funds. The Year 35 money will be utilized for two handicapped parking spaces at the Cord Mansion. Future years can be used to pay down the note for construction of an elevator. The next round of Open Space Historic Preservation Funding will be applied for by March first. This will be designated for restoration of the dormers.
- Lexa Construction – Mayor Barbera updated Council on the status of the law suit with Lexa Concrete. The trial judge let the Borough out of the case, but Lexa appealed. Solicitor Botcheos said that once there is an appeal it assigned to an appellate judge for a settlement conference. That was held in December and Lexa offered to settle the case for \$20,000, even though they had sued for \$60,000. The judge asked Solicitor Botcheos to go back to Council to discuss the potential for settling. He will have to report back to the judge. The attorney for Remington and Vernick said that it is not likely that they will agree. There was discussion about Remington and Vernick's role determining the quality of the work being performed. Solicitor Botcheos said that is why the Borough sued Remington and Vernick. There is also case law which says that companies like Lexa have enough municipal background to be sophisticated enough to deal with municipalities and should understand the need for change orders. They did not get a change order. It is a very good case, the judge did the right thing, and it was an appellate division case that the judge relied upon. Councilman Redstreak made the comment that regardless of whose mistake it was the Borough did receive the benefit of approximately \$60,000 worth of work. He commented further that if they would accept \$20,000 with the condition that Remington and Vernick would pay \$10,000 and the Borough would pay \$10,000, he would be willing to consider it, because the Borough did receive something. There was discussion of who could or would or should have known that an error was being made. Solicitor Botcheos said that the contractor made the mistake. Solicitor Botcheos said he will go back to the judge saying the Borough is amenable to paying half of the settlement, however, he doubted that Remington and Vernick would go along with that. Council was not emphatically in agreement, however, would reluctantly go along with the offer of \$10,000 toward a settlement.
- Budget – Borough Administrator Cheeseman said he was meeting on Wednesday with Department Heads to go over the Municipal Budget if any of them wanted to attend.

**NEW BUSINESS**

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- Volunteer Fire Fighter Insurance Quote – Mayor Barbera said there are two quotes received for the Fire Fighters Insurance. He and the Borough Administrator much preferred the quote by Provident. Council compared the much improved coverage with the slight increase in premium and all seemed to concur it was worth it.
  - The motion to accept the proposal of Provident for Volunteer Fire Fighters by Redstreak was seconded by McCunney with Letts, McCunney, Mochel, DiGregorio, Cruz and Redstreak, no abstentions, and none opposed.
- The Elected Official Training Seminar schedule was distributed. Council reviewed the dates and picked which seminars they could attend. The dates will be forwarded to JIF.

CORRESPONDENCE- None.

ITEMS RECEIVED AFTER THE AGENDA WAS PRINTED – None.

**ANNOUNCEMENTS**

- Whitman Stafford Committee - Tuesday, November 11, 2014 at 3 pm at the Farmhouse.
- Borough Offices will be closed on Tuesday, November 18, 2014 for staff training.
- Board of Education meets Wednesday, November 19, 2014 at 7 pm at Laurel Springs School.
- Combined Land Use Board - Thursday, November 20, 2014 at 7 pm - Borough Hall.
- Work Session Meeting-Mayor and Council, Monday, November 24, 2014

**COMMENTS FROM THE PUBLIC**

- Bob Lickfield- 432 Glen Avenue – Asked is the obstructed vision issue applies to the County on County Roads. He identified the corner of Glen and Stone as a problem. Mayor Barbera commented about the County doing work on Stone Road in front of the school.

There being no other comments, Mayor Barbera closed the meeting to the public.

ADJOURNMENT –There being no further business a motion was made by Councilman Redstreak, which was seconded by Councilwoman Mochel to adjourn at 7:50 p.m.

Respectfully submitted,

Dawn T. Amadio, RMC,  
Municipal Clerk