

Minutes of the REGULAR Meeting of the Township Committee of the Township of Commercial, held on June 21, 2018 at 6:00 P.M., at the Township Hall, 1768 Main Street, Port Norris, NJ

Those present:

Ronald L. Sutton, Sr.,	Mayor
Fletcher Jamison	Committeeman
Mike Vizzard	Committeeman
Thomas Seeley	Solicitor
Edward Dennis	Engineer
Heather Sparks	Deputy Clerk
Clint Miller	Public Works Supervisor
Absent:	Hannah Nichols
	Township Clerk

Mayor Sutton presided and called the meeting to order with the announcement that the meeting had been advertised, that it was being recorded and held in full compliance of the Open Public Meeting Act.

Mayor Sutton asked for everyone to rise and join the committee in the Flag Salute and Lord's Prayer.

Mayor said with introduction of officials the State Police are not here so we will move on.

Mayor said next item are the minutes prepared by the clerk for consideration:

May 14, 2018, Agenda/Workshop Meeting
May 17, 2018, Regular Township Meeting

Committeeman Jamison made motion to approve minutes and Committeeman Vizzard seconded with a unanimous roll call vote.

Mayor Sutton said next we have the Bill List for month of June 2018, as prepared by chief financial officer for consideration.

Committeeman Jamison made motion to approve and Committeeman Vizzard seconded the motion with a unanimous roll call vote.

Mayor Sutton said our engineer is not here yet so we will move on until he is here.

Mayor said we have several correspondences. We have an e-mail from JIF's Attorney David DeWeese. He recommends that the Township adopt a revised Tort Claim form and Resolution

Mayor said, number two, we have a letter from Competition Dirt Riders for their annual motorcycle parade permit which forms at Mauricetown Fire Hall each year. The event will take place August 26, 2018. Liability Insurance has been provided.

Mayor said we have a memo from Leahe Parmenter requesting letters of support and commitment. She is applying for a grant called "Community Collaborations to Strengthen and Preserve Families Grant". She is looking to secure two additional locations for expanding services to Commercial Township.

Mayor said we will now go back to our Engineers report from the Engineer who is now here.

Ed Dennis said Under Capital Projects; we do have our Port Norris Drainage Project which is our latest DOT grant. It is in engineering design. I did send out an e-mail out to the new

Mayor Sutton said we have an ordinance for introduction

ORDINANCE 2018-591

AN ORDINANCE OF THE TOWNSHIP OF COMMERCIAL,
COUNTY OF CUMBERLAND, NEW JERSEY, PROVIDING
FOR THE USE OF FUNDS FOR LAUREL LAKE DRAINAGE
IMPROVEMENT PHASE III AVAILABLE IN THE CAPITAL
IMPROVEMENT FUND

BE IT ORDAINED, by the Township Committee of the Township of Commercial,
Count of Cumberland, New Jersey, as follows:

- Section 1: Supplemental funds for Laurel Lake Drainage Phase III.
- Section 2: The total amount of \$13,226.55 is hereby appropriated from the Capital Improvement Fund.
- Section 3: This ordinance shall take effect upon publication of notice of final adoption as provided by law on July 26, 2018

Committeeman Jamison made a motion to adopt and Committeeman Vizzard seconded the motion with a unanimous roll call vote.

Mayor Sutton said we have a Proclamation presented to the Mauricetown Historical Society Founder's Day Celebration on June 2, 2018

PROCLAMATION

Honoring Mauricetown Historical Society Founder's Day Celebration

WHEREAS, by an Enactment of the Senate and General Assembly of the State of New Jersey on February 27, 1874 the Township of Commercial was incorporated from the Township of Downe; and

WHEREAS, the first township committee meeting was held at the Hotel of Wm. T. Hyson in Mauricetown on Saturday, March 14, 1874, with the following being present: Levi Lore, William Haley, Seth Bowen, David McElwee and Samuel Butcher was appointed Clerk; and

WHEREAS, the creation of the Township of Commercial has been well established at the time of the enactment of incorporation with four separate distinctive areas of populated towns, those being Port Norris, Haleyville, Mauricetown and Laurel Lake which were spread over 32 square mile municipality; and

WHEREAS, each town having its own curriculum of day to day business, Port Norris Oyster Industry, Haleyville Farming, Laurel Lake Summer Resort and Mauricetown with many seafaring captains and large magnificent homes of such grandeur; and

WHEREAS, over the many years since the creation of the township of Commercial several individuals in order to preserve the historic fabric of the town formed the Mauricetown Historical Society on June 1, 1983. All members present at this meeting became Charter Members: President: Irene Ferguson, Vice President: John Smith, Secretary: Julie Regan, Treasure: Pat Price, Trustees: Darlene Kates, Carol Perrelli, Nancy Albertson. Also present: Marion Webb, Jean Constantine, Carolyn Bacon, Stevie Rich, Tom Kates, Kathy Van Dyke, Jim Perrelli, Bob Moore, Judy Moore, and Diane Smith. The Society, in 1984, purchased one of these magnificent homes and lovingly restored it to its former glory known as the Edward Compton House which serves as their headquarters.

RESOLUTION 2018-71
Approving 2018-2019 Liquor Licenses

BE IT RESOLVED by the Township Committee of the township of Commercial that the following Liquor Licenses be renewed for period commencing July 1, 2018 to June 30, 2019.

Liquor Warehouse Corp
Liquor License: #0602-44-010-002
1428 E. Buckshutem Road
Millville, NJ 08332
Commercial Township

Mauricetown Gunning Club
Liquor License: #0602-31-005-001
1245 Whitehouse Road
Port Norris, NJ 08349
Commercial Township

Adopted: June 21, 2018
Roll Call Vote; Unanimous

RESOLUTION 2018-72
Budget Insertion \$16,132.06 Clean Communities

WHEREAS, N.J.S. 40A 4-87 provides that the Director of the Division of Local Governmental Services may approve the insertion of any special item of revenue in the budget of any county or municipality when such item shall have been made available by law and the amount was not determined at the time of the adoption of the budget; and

WHEREAS, the Director may also approve the insertion of an item of appropriation for equal amount,

NOW THEREFORE BE IT RESOLVED that the Township Committee of the Township of Commercial hereby requests the Director of Local Governmental Services to approve the insertion of the following items of revenue in the budget year 2018 in the sum of \$16,132.06 which item is now available as revenue from:

FY 2018 2018 Clean Communities Grant

BE IT FURTHER RESOLVED that like sum of \$16,132.06 is and the same is hereby appropriated under the caption of:

FY 2018 2018 Clean Communities Grant

BE IT FURTHER RESOLVED that the above is a result of monies totaling \$16,132.06 from the 2018 Clean Communities Grant.

BE IT FURTHER RESOLVED, that the Township's Chief Financial Officer will submit this Chapter 159 electronically on the Division of Local Government Services website.

Adopted: June 21, 2018
Roll Call Vote; Unanimous

WHEREAS, the Local Finance Board has promulgated N.J.S.C. 5:30-6.5, a regulation requiring that the governing body of each municipality shall, by resolution, certify to the Local Finance Board of the State of New Jersey that all members of the governing body have reviewed, as a minimum, the sections of the annual audit entitled "Comments and Recommendations; and

WHEREAS, the members of the governing body have personally reviewed, as a minimum, the Annual Report of Audit, and specifically the sections of the Annual Audit entitled "Comments and Recommendations", as evidence by the group affidavit form of the governing body attached hereto; and

WHEREAS, such resolution of certification shall be adopted by the Governing Body no later than forty-five days after the receipt of the annual audit, pursuant to N.J.S.C 5:30-6.5; and

WHEREAS, all members of the governing body have received and have familiarized themselves with, at least, the minimum requirements of the Local Finance Board of the State of New Jersey, as stated aforesaid and have subscribed to the affidavit, as provided by the Local Finance Board; and

WHEREAS, Failure to comply with the regulations of the Local Finance Board of the State of New Jersey may subject the members of the local governing body to the penalty provisions of R.S. 52:27BB-52, to wit:

R.S. 52:27BB-52: A local officer or member of a local governing body who,
After a date fixed for compliance, fails or refuses to obey an order of the director
Under the provisions of the Article, shall be guilty of a misdemeanor and, upon
conviction, may be fined not more than one thousand dollars (\$1,000.00)
Or imprisoned for not more than one year, or both, in addition shall forfeit his
Office

NOW, THEREFORE BE IT RESOLVED, That the Committee of the Township of Commercial, hereby states that it has complied with N.J.A.C. 5:30-6.5 and does hereby submit a certified copy of this resolution and the required affidavit to said Board to show evidence of said compliance.

Adopted: June 21, 2018
Roll Call Vote; Unanimous

Committeeman Vizzard made motion to adopt Resolution 2018-70 thru 75 and
Committeeman Jamison seconded the motion with a unanimous roll call vote.

Mayor Sutton said next is comments and I would like to call the Township's CFO up,
Pamela Humphries just to give a word on our financial stability in the Township.

Pamela Humphries said I don't usually do this but our Audit report was so good I just
had to brag. She asked the committee if they had the exit conference report in front of them.
Mrs. Humphries said on page 4 it says "Based upon the results of our audit, no material
weakness related to internal control, or matters of noncompliance with applicable laws and
regulations".

Mrs. Humphries said I am happy to report that the auditors made no recommendations
and we do not have to file a Corrective Action Report.

Mrs. Humphries said there is a Synopsis in the audit and it shows our fund balance as to
what it was at the end of 2017 and it was \$2, 774, 00.00. This fund balance has been built over
the last couple years for a couple reasons; we have had some very good land sales. Land sales
are not budgeted and since they are not budgeted those funds go into surplus. Also in 2014 the
Township passed an Ordinance charging for property vacancies. It turns out that this was a very
lucrative Ordinance, over \$100,000.00 has been made on that since 2014 and again that's not

Mayor Sutton agreed and said yes, you can plant trees; get a hold of the Laurel Lake property association, put up some signs. Mayor said because we don't technically own that. The Laurel Lake property association can put some signs up.

Mrs. Hudoka indicated that she would be going there the next night and that she knows some of the people there so she will report it and hopefully they will do something.

Mayor Sutton said if you are going there you can tip them off that we are going to be sending them a letter because we are going to put up some guardrail for that one spot where it drops off. I would like they would want to make things safer for the people that will go on the other side of the guardrail. But we are going to send them a letter.

Mrs. Hudoka agreed and said yes, because it's just a big drop off now.

Mayor Sutton said they will have to address their end and we are addressing ours.

Mrs. Hudoka said she needed to come down to have her assessment lowered because their houses aren't worth what they used to be and our taxes just keep going up.

Mayor Sutton said also, we don't collect taxes from the Laurel Lake property association either.

Committeeman Jamison said we haven't raised taxes in six years.

Mayor said okay so we will make sure we get the new code enforcement officer on that and have him move on that quickly for you.

Mrs. Hudoka said I also want to say I am really sorry to see you go; I really appreciate all that you did.

Mayor Sutton said I really appreciate it and thank you for that.

Mayor asked if there was anybody else from the public.

Resident stood up and said her name is Shirley Eggert. She lives at 3319 Lakeshore. Ms. Eggert said this is something that I am certainly concerned with as well as my neighbor, Alice Wood. We are older and we probably will be selling probably within 10 years but our value with these five derelict homes there is now way, anyone who comes down that street will see there is no way I'm going to get what my home is worth. It's just if things were a little better then maybe we would stand a chance of a least getting some value. Mrs. Eggert said her home has been in her husbands name since 1927. We were hoping things would get better down here. It's mostly the derelict homes. That's the real problem because you have a lot of kids down there now that are going in that yellow house, that's on the corner of Cherry and Lakeshore. So this becomes a problem at night. In fact with exception to Kathy, we are all widows down there. I have spoken to the State Police. It is becoming a real problem.

Mayor Sutton said well I'm hoping that over the next few months, you see a big difference.

Mrs. Eggert said I hope you get somebody who will react to your letters.

Mayor Sutton said we have a go getter now and before things were lax.

Mrs. Eggert asked what his name was.

Committeeman Vizzard said I don't know if you have met him yet but his name is Steve DeSario.

going to have a nurse practitioner on staff so if they have conditions and need medications or need referrals, they will be able to do that and those medications will be free through this program. We partnered with the county with human services for addiction and mental health. They are going to provide two staff members who will come down here and provide substance abuse treatment. They will be able to do the assessments and bring them to the facilities whether it is Inspira or FamCare or other agencies that provide those services. We have the Department of Child and Family services, they are going to come in and help get our children out of foster care and help our families get back in a strengthened way.

Mrs. Parmenter said the whole premise of the Grant is to keep our kids out of foster care and our kids out of child protective services. That is the premise of the Grant but we know we have to help families do that. We have Lowes that wrote a wonderful letter of commitment. We know that kids are removed from homes because of the house so if there is mold or holes so if homes are not acceptable to statute, we know they will remove the kids because of risk factors. So Lowes has committed to come and provide workshops, you know Do It Yourself to teach them how to do these home repairs. We kinda want to see how it is received and possibly even commit to helping people fix their homes. We have Cornerstone, they will be focusing on babies, providing pregnancy testing, STD's, ultrasounds. So they are going to be totally focused on all that. South Jersey Legal services committed to be at the building to provide legal services to families that need it at no cost. There is also a new initiative which is the WOW mobile which is Wellness on Wheels so it's collaboration with Inspira, Gateway and Complete Care. They are providing medical services and dental services at no charge.

Mrs. Parmenter said, so that's what we want to do there with getting the grant.

Mayor Sutton said Leahe, I just want to say you do a great job and I'm sure you will succeed with this. It sounds like a great program.

Mrs. Parmenter said we have a lot of good commitments with this, the state; I meet with the Director with the Department of Child and Family services. They are writing us a letter for all of their departments which is very exciting to support this grant. These are services we cannot offer at the center. Our primary focus is with families in crisis.

Committeeman Jamison said we talked the other night at the meeting about this and I think this is great. But I guess I will speak on behalf of all of us. The maintenance? who will be responsible for the maintenance of these buildings?

Mrs. Parmenter said I asked about that and I'm glad you asked. I called the real estate agent and they are totally responsible for the maintenance of the property. What I'm asking of the Township is only for support. In no way will this be any....I'm just asking for support of the project. The State Police, they really share a lot. We really need to have some form of public safety announcement, like we need to have cards so we can let these families know these services are here. So other than your support, that's all I'm asking.

Mayor Sutton said, not to be smart but did the real estate company offer to put a coat of paint on the building?

Mrs. Parmenter said yeah so that was one of the stipulations because that is pretty bad. If we do get this grant, we will commit to a five year lease and he will make the repairs and spruce it up.

Clint Miller said Leahe how will the handicap accessibility affect you with these buildings?

Mrs. Parmenter said so I asked about that and he is going to have to make the accommodations to do that, its part of the stipulations if we lease from him. It has to be brought up to code. We can't do it if he doesn't make those accommodations.