Minutes of the Agenda meeting of the Township Committee of the Township of Commercial held on October 17, 2022, at 6:00 P.M., at the Township Hall, 1768 Main Street, Port Norris, NJ.

Those Present:

Mike Vizzard Mayor

Fletcher Jamison Deputy Mayor

Joseph Klaudi Committeeman

Thomas Seeley Solicitor

Nick DiCosmo Engineer

Heather Sparks Township Clerk

Clint Miller Public Works Supervisor

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

The Bayshore River front consultant was not in attendance, Mayor asked for the Engineers report.

Nick DiCosmo – We finally received the final reimbursement for the Port Norris River front for $870,000.00 some. It took a long time, but the job is complete and closed out.

Mayor Vizzard asked about the grant for the bridge and sluice gate.

Nick DiCosmo said he submitted updated permit documentation to the DEP. He was hoping to hear something last week. He sent an e-mail out today and hopes to hear back before next week as to whether what was submitted is adequate. As long as it is, we would be in final review. Army Corp permit is satisfied. They had to reach out to the National Park service to confirm they didn’t have any issues. On our end, we have satisfied all requirements.

Plan Endorsement – There is a resolution for approval, that is pretty much the last thing we needed to do for approval of that. Meghan is attending the PIC meeting on Wednesday to present her case for the township. It is a zoom meeting. Nick asked Meghan for the link. Then the Planning Commissions Meeting is on November 2nd, she did ask if Mike could tune into that meeting.

Mayor said that he told Meghan he will.

Brown Street – Started last week, they are doing the drainage work.

Yock Wock & High- Nick sent over a proposal to offer our Engineering services and construction observation. Initially, we only got the preliminary engineering approved. The amount fully covered by the grant. We are getting near the end of design. Hope to have everything wrapped up design wise, submitted and approved by the DOT by the end of year. That will be a Spring construction.

Main Street – Still working out the details of the Inter Local Agreement.

Gas Company Repairs in Laurel Lake – Had a meeting with the gas company last week and their contractors, Hinkels and McCoy. They walked all the roads, several blocks of Doris Drive, and the side streets branching off of Doris. It was part of the gas companies original contract to do a half width mill and pave restoration on those roads but after walking the roads, we are actually going to have them do a full width mill and pave for the majority of Doris Drive and half width mill some of the side streets where they did work on one side of the road. That work should begin in the next couple of weeks. An inspector will be out there to watch the work full time and the gas company will post escrow.

2023 Local Freight Impact Fund – Applications are coming up and a proposal was submitted. We have some time, but we need to discuss what roads soon because we will have to get our traffic counters up for a week or two before we can submit the application. Mr. Di Cosmo’s original recommendation was Strawberry but if there are any other roads we can look at that.

Mayor Vizzard asked if the grant can be used for new roads. Possibly divert the traffic around Port Norris. Down Strawberry and follow the walkway to High St. PSG is willing to give us the walkway.

Mr. DiCosmo said yes it can be used for new construction.

Discussion continued as to the possibility of a new road diverting traffic away from coming through town and different options for the roadway.

Mr. DiCosmo stressed that it would require major excavation to support the trucks. It would probably require another bridge and major environmental mitigation.

Mayor Vizzard agreed but felt that because the walking path already exist.

Mr. DiCosmo said that the footprint would need to be much wider than the walking path. This would take a long time and would probably need to be multiple phases. It is going to take a lot of mitigation.

Mayor Vizzard said he had confidence in Mr. DiCosmo and Remington & Vernick to handle the project.

Committeeman Klaudi said he had a note from Robert Welch. He says the head of the County OEM is stepping down so there will be a temporary OEM for now. Mr. Welch said the County is also on his back about getting the Hazard Mitigation Plan. I do see that it is on the agenda.

The mayor said initially he wasn’t sure what that all involved but he read over everything and feels it’s ok to put on for Thursday night.

Mayor moved on to correspondence

1. Correspondence from Mr. Eduard Gibert Renart requesting the purchase of municipal lien on property at 1301 Lakeshore Dr., Block 58, lot 509.

The clerk clarified that Mr. Renart had previously come before the Committee with a list of properties he was interested in for the purchase of liens. The committee asked him to narrow the list down. He came back with three properties, but this property was the only one with an active lien.

The Committee agreed to add to Thursday’s agenda.

2. Correspondence from Bonnie Clendaniel. Her mother passed away and had a Bayshore Housing grant. Ms. Clendaniel was provided with the Bayshore payoff figure. Ms. Clendaniel is asking for permission to pay interest accrued so far, or some of the principle, or monthly payments for some of the debt. Total due as of 9/30/22 was $18,337.71.

The Mayor stated that he read this over earlier and said he feels sorry for these people. They really got bamboozled by some of the previous people here. Mayor suggested maybe we should just take the interest. It seems that it was more in the best interest of the one that wrote these grants rather than the best interest of the residents. He would leave it up to the other committee members.

Committeeman Klaudi said he wasn’t too familiar with these grants.

The Clerk explained how the grants worked and shared the principal and interest figures to date. Pointing out that it was still accumulating interest every day.

The Committee agreed they didn’t like the terms of the grant and would like to help her. Further discussion would be required.

3. Request from John Dayton of Highland St. in Mauricetown to join the Environmental Commission.

The Committee agreed to have it on Thursday night.

4. Proposal from Remington & Vernick Engineers to submit an application for grant funding to the NJDOT for FY 2023 NJDOT Local Freight Impact Fund Program. The program is offering funding in 5 categories. Applications are due December 13, 2022.

a. Pavement Preservation

b. Truck Safety and Mobility

c. Bridge Preservation

d. New Construction

e. Pedestrian Safety

The mayor said we have discussed new construction, pedestrian safety as far as the walkway goes, it could be incorporated.

It was agreed to put it on for Thursday night.

5. Proposal from Remington & Vernick to provide professional engineering and construction phases services for reconstruction of Yock Wock and High Street in Port Norris. Project awarded for 2022 Local Freight Impact Fund.

Will be on for Thursday’s meeting.

Mayor said next are Resolutions.

To be adopted and approved at this meeting

1. Resolution 2022-96 Authorize Executive Session

Mayor said he did not believe going into executive session is necessary. The other

Committeeman agreed.

On for approval for Thursday’s meeting

2. Resolution 2022-97 Approving Tri-County Sportsman National Dual Sport Hammer Run, Saturday, November 5th, and Sunday November 6, 2022

3. Resolution 2022-98 Cumberland County Multi-Hazard Mitigation Plan Update

4. Resolution 2022-99 Resolution of the Township of Commercial Recommending

Plan Endorsement and adopting the Planning and Implementation Agreement

Mayor said he believed the resolution we’re good for Thursday night if the others agree.

The PIA which is the Plan Implementation Plan, I think the plan is good. I think we are going to

get the towns centers that we need. We were able to get the areas that had been taken out, put

back into the centers. Now we have the entire riverfront included.

Mr. DiCosmo said as Meghan confirmed, you do all these things before we review your

endorsement. If we show good faith effort that we are trying to comply, this is sufficient.

LAND SALES – For Thursday

1. Bid received from Gerald Hall, property owner at 253 Iris Rd., Laurel Lake,

In the amount of $ 2,000 for two properties. Block 48, Lot 6137, known as 6306 Magnolia Dr., size 60X100, vacant property **and** Block 48, Lot 6137, known as 6300 Magnolia Dr. size 40X100, vacant property. The combined size of both lots together will be 100X100 lot. The minimum bid was accepted at the August 19, 2022, meeting. Sales have been advertised and adjoining owners were notified of the sale by certified letter.

1. Bid received from Beverly Stokes, 232 Iris Road, Laurel Lake, in the amount of $750.00 for Block 47. Lots 6053, 6054, 6055, known as 236 Iris Rd. Combined, lot size is 60X100. Ms. Stokes owns property on both sides of this property. The minimum bid was accepted at the August 19, 2022, meeting. Sales have been advertised and adjoining owners were notified of the sale by certified letter.
2. Bid received from Mr. Rev. Anthony Elliott for two properties at $400.00 each. Block 16, Lot 4206 known as 227 Fern Rd. and Block 16, Lot 4210 known as 235 Fern Rd. Lots combined will be 120X192.005. Minimum bid accepted at the September 15, 2022, meeting. Sales have been advertised and adjoining owners were notified of the sale by certified letter.
3. Bid received from John C. Hickman for $4,000 for property at Block 228, Lot 8 known as 2314 Cobb St. Lot size is 212X130.3. Mr. Hickman is an adjoining property owner at 6204 Brown St. Minimum bid was accepted at the September 15, 2022, meeting. Sales have been advertised and adjoining owners notified by certified letter.

Mayor said that a Ronald P Mondello will do a presentation via Zoom at Thursdays night

Meeting at 6:30. Mr. Mondello will present on the New Jersey Municipal Cannabis Law. Mayor

said he didn’t know what he would present that we don’t already know but I would like to see

what he has to say.

The Clerk said he provided a flyer with topics of discussion.

Solicitor Seeley said he is pretty much the head of it all.

Mayor said I would like to see what he says because we haven’t entertained any new

people interested. We need to educate ourselves.

Mayor asked for reports from officials.

Committeeman Jamison said we did a little rescue mission the other day, Clint, me and

Chris at Corona’s.

The Clerk asked the Committee if they would make their decision on Thursday regarding

the stipend request. The mayor said yes.

Clint Miller asked to discuss the truck situation for Code Enforcement. We have a 1991 truck we can fix up.

Mayor suggested Code Enforcement drive his own car.

Clint Miller said the insurance company will not accept that. It’s a liability. Mr. Miller

said the easiest and quickest solution is to deal with this truck.

The mayor said you guys know where I’m at. I’m going to leave it up to you guys to

make a decision.

Committeeman Jamison said we have some funding for a used vehicle.

Clint Miller said we do need to consider the future. This truck is a 1991. We are going to

have to look at buying something. We have money from that department that can be used from

the vacant properties.

Discussion continued as to what options there are for providing a vehicle to the code

enforcement officer. The vehicle that was being used broke down beyond repair.

Mayor made a motion to have the 1991 truck registered for use by the Code Enforcement

officer.

Motion was seconded by Committeeman Jamison.

Mayor said with nothing further, Mayor asked for a motion and a second to adjourn the meeting.

Respectfully Submitted,

Heather Sparks, Township Clerk