

SEPTEMBER 2, 2008

PAULSBORO, N.J.

7:00 P.M.

REGULAR MEETING

Council Chamber:

Mayor Burzichelli presided at the regular meeting of Council held on the above date and place.

Mayor Burzichelli recited "Harry Truman's Prayer" for the opening prayer.

Mayor Burzichelli asked all those present to join in the salute to the flag, which was conducted by Borough Clerk VanScoy.

Mayor Burzichelli called the meeting to order.

Borough Clerk VanScoy read the opening statement regarding the Open Public Meetings Act.

Members present were: Haynes, Giovannitti, Hamilton, Kidd, Morina, Tedeski. Absent: None.

Mayor Burzichelli stated this is the first meeting back as Mayor and Council does not meet in August. He gave a brief power point presentation and overview of how the Borough got in the position of the tax increase and where the Borough goes from here. One cent equals just under \$25,000. The biggest impacts were the reduction of State Aid that cost nine cents, Pension increases that costs five cents and the ExxonMobil tax appeal that cost fourteen cents. He further stated that the Borough has to look at other local governments to see if can do anything differently as well as there are three positions retiring this year and possibly combining those positions with other employees and talking to neighboring municipalities regarding shared services. There will be a town meeting coming up regarding the status of the port. There is a four year range until the port is going to be built. The South Jersey Port Corporation pays the Borough \$500,000 per year in lieu of taxes and once it is built they will pay around \$2,000,000 per year. The tax increase is not fair; it is not right or not easy. The good news is the Senior Citizen's have the tax freeze program. Other good news is coming but it is not coming fast enough regarding the port. There will be another hit next year. The Administrator is renegotiating health care costs that could save the Borough money.

Mayor Burzichelli opened the floor to the public.

Pat Schubert, Sr., 117 East Washington Street, questioned if the legal fees included the eminent domain.

Administrator Salvatore stated that it did not.

Jim Sabetta, 341 Beacon Avenue, questioned the phase in of the tax appeal.

Mayor Burzichelli stated it would not be as dramatic as this year.

Mr. Sabetta stated when he was the Mayor he fought the Business Retention Act Bill but the Assembly or the Senate has not changed one work of the bill since. It is the worst bill that was ever done. It is a shame that the people of Paulsboro is paying for this tax appeal.

Mayor Burzichelli stated he couldn't agree more with Jim. It was never intended to be used for this. He further gave information on another tax appeal facing the Borough, the Citgo Asphalt Refining Company that is now Nustar. That is the challenge the Borough is facing. If there is another way Mayor and Council could have handled this they would have done so.

Joseph Sharper, 800 Spruce Street, questioned if ExxonMobil land was contaminated.

Mayor Burzichelli stated there is no indication of pollution on that site.

Mr. Sharper stated the Refinery should be paying the Borough and he couldn't understand why the Municipality allows this.

Mayor Burzichelli stated he agreed but the Borough doesn't get the benefits of the refineries.

Mrs. Alma Harris, 305 Billingsport Road, stated the Borough raised the taxes and she doesn't have enough money left to pay her bills especially for food. It is not right and she thinks Mayor and Council are doing wrong. Mayor and Council will suffer for what they are doing to the residents, "As God has said". She felt someone has to do something as she cannot live this way. She wanted to know what the Mayor was going to say to what she said.

Mayor Burzichelli stated he is pained by her situation and he hears her loud and clear. There is the Property Tax Freeze Senior Citizen Program that she should be in but it is short term as she has to pay first and then get it back.

Barry Corradetti, 1820 Overbrook Avenue, stated he did not envy Mayor and Council's position as this tax increase is not their fault but he wanted to know what the taxpayers were getting for their tax dollars. The major problem is the rental industry. The center part of town is rental property after rental property. He is tired of hearing excuses. Until the Borough gets everything cleaned up, it will never change.

Mayor Burzichelli thanked Barry Corradetti and the Neighborhood Watch Committee. The Borough is making progress in some areas.

Barbara Sharper, 248 Vanneman Boulevard, discussed the speeding on Vanneman Boulevard and the truck traffic. She is concerned as there is an autistic child who lives in the area.

Mayor Burzichelli stated the “No Trucks” signs will be replaced.

Mozelle Dansby, 1745 Swedesboro Avenue, questioned when the Borough last had a revaluation.

Mayor Burzichelli stated the Borough has not had a revaluation done in ten years. He further stated that ExxonMobil is paying fewer taxes and the residents are paying more.

Mr. Dansby also complained about the speeding on Swedesboro Avenue.

Larry Sheffield, 1658 Swedesboro Avenue, thanked the Mayor for his assistance in getting the brush removed at the abandoned building next to him. It is an eyesore. The builder never finished building the house. He does come once a month to cut the weeds.

Mayor Burzichelli stated he suspected the builder had some financial difficulties in order to finish building the property. The Borough does not have any control over this. It will be a nice home for someone when it is finished.

Hershel Forbes, Dayton and Heddon Avenues, discussed the sweeper and when it would be on his street again. It swept his street two times last year and he is tired of cleaning his own street.

Mayor Burzichelli explained that the sweeper was purchased seven or eight years ago through the County and it been a bad model. The other issue is the manpower to run the sweeper. One employee who runs the sweeper has been out on an injury and he doesn't know when he will be back. He would like to see it get out more but the Borough is hurting for manpower. If Mr. Forbes has anymore problems he is to call him directly.

Cheryl Scott, 1645 Swedesboro Avenue, discussed the tax increase and wanted to know how the Port was going to help.

Mayor Burzichelli stated first the port has to be built and South Jersey Port Corporation is the developer for the port. They pay \$500,000 per year in lieu of taxes and once the port is built they will pay around \$2,000,000 per year.

Ms. Scott questioned what the residents could do.

Mayor Burzichelli stated he will have a good handle on the legislation in about six weeks but it maybe sooner.

Ms. Scott stated due to the rental property, the Borough is known as “little Camden”.

Mayor Burzichelli stated he didn't feel the Borough was known as “little Camden” but this is not fair, it is not easy and it comes at the worst possible time.

Rhonda Sharper, 1690 Swedesboro Avenue, also discussed the tax increase and questioned what the residents are getting for their taxes as there isn't any recreation for the kids, it is considered a “HUD town”. She questions where the homeowners were as people are moving in during the night.

Mayor Burzichelli stated if she sees anyone moving in during the night, he asked her to please call the Municipal Building in the morning. Everyone needs to do better, get the Borough cleaner and stick together.

Mr. Scott questions speed humps in those neighborhoods that are complaining about speeding.

Mayor Burzichelli stated it cost \$5,000 per home and the Borough would have to come up with the money as well as where the placement of the humps would go.

Loretta Lee, 1732 Dayton Avenue, discussed her grass clippings not being picked up and handicap accessible sidewalks. Her curbs are disintegrated. If she fixes them then her taxes will go up.

Mayor Burzichelli stated her taxes would not go up for replacing the curbing but she would have to replace the corner curbs with handicap accessible ramps as she lives on the corner.

Mrs. Lee stated the snow plow has beat up the curbs. She also complained that she finds nickel bags when mowing her grass and there is speeding on her street as well.

Theresa Cooper, 300 West Buck Street, stated this town is a disgrace and she is embarrassed. She questioned what the Mayor's vision for this town was.

Mayor Burzichelli stated he is very optimistic of this town. The Port has taken six years and four years to go to put it together. Plaza redevelopment is stalled by the credit market, the gas station at the other end of town will be torn down and the Borough will get control of the Paul House. Exit 18A will be redeveloped and in the center of town there are three houses being demolished. The Borough has to enforce the rental properties and then it will be an affordable place to live. It is a challenge that faces the Mayor and Council.

Ruth Burke, West Broad Street, questioned what the rule was for placing trash out on

Sunday night.

Mayor Burzichelli stated it is to be placed at the curb after 5:00 p.m. People are being fined if it is going out before Sunday.

Joyce Gauthney, Dayton Avenue, stated she is not into politics and she hates attending meetings as they are just “venting sessions”. The residents are mostly employed and not looking for jobs at the port. They are looking for relief now.

Betty Forbes, Dayton and Heddon Avenues, questioned if Mayor and Council got a raise this year.

Mayor Burzichelli stated yes which is comparable with other towns of this size. He doesn't live off what his salary is and it has never been about the money.

Joyceline Gaines, 231 West Washington Street, wanted to confirm that 227 West Washington Street is going to be demolished September 10<sup>th</sup>.

Mayor Burzichelli stated that the demolition equipment will be arriving on September 10<sup>th</sup> but around that time the building will be demolished.

Ms. Gaines stated that someone placed a grocery cart in the empty lot near her and wanted to know how to get rid of it.

Mayor Burzichelli suggested she call the Borough Hall to have one of the Borough employees pick it up.

Ms. Gaines stated the grass at 225 West Washington Street needs to be cut. She informed Council that whoever is listed as the owner, their mail comes back. She also complained about the litter between the Borough Hall and Spruce Street and on the 100 Block of West Washington Street.

Mayor Burzichelli informed Ms. Gaines that the Borough had the Sheriff's prisoners in Paulsboro working exclusively dedicated to those streets to sweep and clean and one week later it is back to where it was.

Ms. Gaines informed everyone that if anyone walks at the High School, they will not be able to on Saturday and Sundays as it is locked.

Margie Walsh, 308 Beacon Avenue, discussed the Hubbs' property on Beacon Avenue next to her house. Mayor Burzichelli continues to ignore this problem as well as the Police Department and the Construction Office. The construction is still going on. There is a blue tarp that arrived on August 12<sup>th</sup>. She questioned if they have received any permits. She would like an update from Mayor Burzichelli and questioned how long it was going to take officials to take any action. She is not going to go away. She has pictures of the work that is

being done. There is also an electrical panel being installed.

Mayor Burzichelli asked if the Borough could get copies of the pictures.

Teresa Sabetta, 341 Beacon Avenue, also discussed the Hubbs' property. She stated it has been two months since the Mayor's phone call. She knows that it hasn't been ignored but hopefully the neighbors will get answers by the next meeting. There is an obstruction about eight feet tall blocking their door and felt it was a fire hazard. There is a pipeline that runs along there as well and she was concerned about it also being a fire hazard. She also discussed getting public information when there is a spill.

Mayor Burzichelli stated Mrs. Sabetta is talking about the "Reverse 911" that the GAPCAP is taking up. He informed her that the Hubbs' issue is presently in the courts for several issues. He would not be given any answers or discuss this in detail tonight but it is not forgotten. He hoped there would be more progress.

Elwood Hampton, 1 Dora Avenue, he suggested having two open meetings for better communication with residents due to the tax problems and street problems.

James Sabetta, 341 Beacon Avenue, also discussed the Hubbs' property.

Mayor Burzichelli stated he has to be careful of what he says. It is being handled to protect the interest of all concerned and to bear with him.

Michael Licciardello, 535 Beacon Avenue, Borough Fire Chief, stated he has brought one of the ambulances that the Borough authorized goes to the Fire Department for anyone to see how this equipment is being used. He thanked Mayor and Council for the two ambulances.

Mayor Burzichelli recessed the meeting at 8:58 p.m.

Mayor Burzichelli reconvened the meeting at 9:10 p.m.

Minutes of a Work Session Meeting held on June 17, 2008 at 7:00 p.m. Kidd moved and Tedeski seconded to receive, file and approve the above minutes. All were in favor of the motion.

Minutes of a Regular Meeting held on July 1, 2008 at 7:00 p.m. Haynes moved and Kidd seconded to receive, file and approve the above minutes. All were in favor of the motion.

Minutes of a Work Session Meeting held on July 15, 2008 at 7:00 p.m. Haynes moved and Tedeski seconded to receive, file and approve the above minutes. All were in favor of the motion...

**R. #126.08: RESOLUTION PROVIDING FOR THE PAYMENT OF THE**

**BILLS OUT OF THE 2008 BUDGET FOR AUGUST 5<sup>th</sup> & 19<sup>th</sup>, 2008.** Haynes moved and Hamilton seconded to pay all bills properly signed and adopt R. #126.08. Roll call: Ayes: Haynes, Giovannitti, Hamilton, Kidd, Morina, Tedeski. Nays: None. **Motion carried.**

**R. #127.08: RESOLUTION PROVIDING FOR THE PAYMENT OF THE BILLS OUT OF THE 2008 BUDGET.** Haynes moved and Hamilton seconded to pay all bills properly signed and adopt R. #127.08. Roll call: Ayes: Haynes, Giovannitti, Hamilton, Kidd, Morina, Tedeski. Nays: None. **Motion carried.**

**R. #128.08: RESOLUTION PROVIDING FOR DISALLOWANCE OF SENIOR CITIZEN DEDUCTIONS.** Haynes moved and Hamilton seconded to adopt R. #128.08. Roll call: Ayes: Haynes, Giovannitti, Hamilton, Kidd, Morina, Tedeski. Nays: None. **Motion carried.**

Mayor Burzichelli combined Resolution #'s 129.08, 130.08, 131.08 132.08 and 133.08 into one motion to adopt.

**R. #129.08: RESOLUTION PROVIDING FOR ALLOWANCE OF DISABILITY DEDUCTIONS.**

**R. #130.08: RESOLUTION PROVIDING FOR ALLOWANCE OF A VETERAN DEDUCTION.**

**R. #131.08: RESOLUTION ALLOWING EXTENSION OF GRACE PERIOD FOR 3<sup>RD</sup> QUARTER 2008 TAXES.**

**R. #132.08: RESOLUTON TO CANCEL BALANCES ON CERTAIN TAX PROPERTIES.**

**R. #133.08: RESOLUTION PROVIDING FOR THE CANCELLATION OF CERTAIN BALANCES ON WATER AND SEWER ACCOUNTS.**

Haynes moved and Hamilton seconded to adopt R. #'s 129.08, 130.08, 131.08, 132.08 and 133.08. Roll call: Ayes: Haynes, Giovannitti, Hamilton, Kidd, Morina, Tedeski. Nays: None. **Motion carried.**

Summary of reports and copies of minutes of meetings. Haynes moved and Hamilton seconded to receive and file. All were in favor of the motion.

#### **SECOND READING AND PUBLIC HEARING:**

**O. #08.08: ORDINANCE OF THE BOROUGH OF PAULSBORO FOR THE ESTABLISHMENT OF A LENGTH OF SERVICE AWARDS PROGRAM FOR PAULSBORO FIRE DEPARTMENT VOLUNTEERS.** Haynes moved Hamilton seconded to open the meeting to the public. All were in favor of the motion.

There wasn't any public participation.

Haynes moved and Hamilton seconded to close the meeting to the public. All were in favor of the motion.

Haynes moved and Hamilton seconded to adopt O. #08.08 on second and final reading. Roll call: Ayes: Haynes, Giovannitti, Hamilton, Kidd, Morina, Tedeski. Nays: None.

**Motion carried.**

## **SECOND READING AND PUBLIC HEARING:**

**O. #09.08: ORDINANCE PROHIBITING THE PLACEMENT OF GRAFFITI ON PUBLIC AND PRIVATE PROPERTY WITHIN THE BOROUGH OF PAULSBORO.**

Haynes moved and Hamilton seconded to open the meeting to the public. All were in favor of the motion.

There wasn't any public participation.

Haynes moved and Hamilton seconded to close the meeting to the public. All were in favor of the motion.

Haynes moved and Hamilton to adopt O. #09.08 on second and final reading. Roll call: Ayes: Haynes, Giovannitti, Hamilton, Kidd, Morina, Tedeski. Nays: None. **Motion carried.**

Letter from Tax Collector Barbara Sockwell regarding third and fourth quarter billing. Haynes moved and Hamilton seconded to receive and file the letter. All were in favor of the motion.

Letter from Administrator John S. Salvatore regarding Public Intoxication Ordinances. Haynes moved and Hamilton seconded to receive and file the letter. All were in favor of the motion.

## **FIRST READING AND INTRODUCTION:**

**O #O. 10.08: AN ORDINANCE REPEALING CHAPTER 53-12.D AND CHAPTER 46-3.A, B, AND D AND AMENDING CHAPTER 46-3.C.** Haynes moved and Hamilton seconded to adopt O. #10.08 on first reading and introduction and schedule the second meeting and public hearing on September 16, 2008. Roll call: Ayes: Haynes, Giovannitti, Hamilton, Kidd, Morina, Tedeski. Nays: None. **Motion carried.**

Letter from Paul J. Miola, Gloucester, Salem, Cumberland Counties Municipal Joint Insurance Fund regarding Public Intoxication Ordinances. Haynes moved and Hamilton seconded to receive and file the letter. All were in favor of the motion.

Letter from Lisa Lozada-Shaw and Charles Shaw, 334 West Broad Street, regarding Permanent Residential Handicap Parking Post. Haynes moved and Hamilton seconded to receive, file the letter and refer this letter to the Police Department for review and report back to Council. All were in favor of the motion.

Memo from Chief K. L. Ridinger regarding Crossing Guard Personnel Changes. Haynes moved and Hamilton seconded to receive and file the memo. All were in favor of the motion.

**R #. 134.08: RESOLUTION APPOINTING FULL TIME SCHOOL CROSSING GUARD FOR THE BOROUGH OF PAULSBORO.** Haynes moved and Hamilton seconded to adopt R. #134.08. Roll call: Ayes: Haynes, Giovannitti, Hamilton, Kidd, Morina, Tedeski. Nays: None. **Motion carried.**

Memo from Administrator John S. Salvatore regarding Bond Anticipation Note. Haynes moved and Hamilton seconded to receive and file the memo. All were in favor of the motion.

Letter from Administrator John S. Salvatore regarding CamCare Tax Appeal. Haynes moved and Hamilton seconded to receive and file the memo. All were in favor of the motion.

**OLD BUSINESS:** There wasn't any old business at this time.

#### **MAYOR AND COUNCIL REPORTS:**

Councilwoman Tedeski stated over the summer there have been a lot of different odors in the air and she has been in contact with Valero. She encouraged everyone to contact the Environmental Hotline for Valero when they smell anything out of the ordinary.

Councilwoman Tedeski stated the lot that Valero gave to the Borough by Fort Billings Park and that the trucks are using to park in by Pacific Terminals is tearing up the lot. She questioned if Council would like her to contact Pacific Terminals to ask them to restore the lot. Furthermore, the Greater Paulsboro Chamber of Commerce has purchased a sign for Fort Billings Park that will be installed in that area.

Mayor Burzichelli stated yes he would like Councilwoman Tedeski to contact Pacific Terminals.

Councilwoman Tedeski reminded everyone that this Saturday is Paulsboro Day with a rain date of Sunday, September 7, 2008 at the High School.

Councilman Morina discussed appointing a Crime Free Housing Committee consisting of two Council Members, four residents, the Code Officer and a member of the Police Department. He will have names for the next Work Session Meeting. The Committee is to help landlords get on board to keep tenants in line. It is a step in the right direction. He further stated there are more kids walking to school due to the lack of busing and they are working a route for the kids to walk.

Councilman Giovannitti thanked everyone who stayed at the meeting. He knew it would be heated. He further stated because he is on the Gloucester County Housing Authority Board he felt people need to be educated regarding HUD. Not all of HUD is bad.

Councilman Giovannitti stated there will be a busing meeting coming up regarding the buses and he will have a report for the next Work Session Meeting.

Councilman Giovannitti informed everyone that Heritages donated hoagies towards the Fourth of July Parade and ExxonMobil donated \$2,000 towards Public Celebrations.

Councilman Giovannitti stated the strength of this town is the people living in this community. There are great kids and a good school in this town.

Councilman Kidd stated that Conrail used to have a Train Master stationed in Paulsboro but now that person is out of Camden. He felt it was necessary for this person to be located in Paulsboro. He asked to have a letter sent to the Federal Officials asking them to check into this. Also since the bridge over Mantua Creek went automated, there isn't a Bridge Tender, which he felt should be at the Bridge and to include this matter in the letter as well.

Kidd moved and Hamilton seconded to send a letter to Governor Corzine, Senators Lautenberg and Menendez to ask them to check into the above matters and get them resolved.

Councilman Kidd stated he spoke with the gentleman who works downstairs with the kids for probation. He had someone for community service. He felt the Borough should have community service for the juveniles as well as the adults. If it is a problem with insurance, he would like to see a date that it was passed and how long it has been in effect that the Borough cannot have Community Service.

Mayor Burzichelli stated what he would like to do is to give the Administrator a chance to review with JIF what the Borough is allowed to do and move this matter to the Work Session Meeting.

Councilman Kidd stated Council approved the June 15<sup>th</sup> minutes and in it a motion was passed for the Administrator to hold weekly Department Head Meetings and wanted to know if this was being done.

Mayor Burzichelli stated that from the daily work reports it appears the Administrator is holding weekly Department Head Meetings but will discuss it at the next Work Session Meeting.

Councilman Kidd stated a GAPCAP meeting will be held and they will be discussing the reverse 911 program.

Councilman Kidd discussed the tax increase and that he has been telling everyone this was coming. He felt if the burden is on the Senior Citizens and they can't make it then have the Department of Community Affairs come and look this over. The Mayor and Council will have to swallow their pride and ask the State to come down like it was done in Camden.

Councilman Hamilton thanked the residents for coming and participating in the meeting. He further stated if anyone could not reach the Mayor, then call one of the Council Members.

Council President Haynes thanked Mayor Burzichelli for the power point presentation but did not think it helped the pain but maybe there is more understanding.

Council President Haynes discussed wells No. 8 & 9.

Mayor Burzichelli thanked everyone for coming to the meeting and thanked Administrator Salvatore for putting together the power point presentation.

There wasn't any further Council reports or public participation.

Haynes moved and Hamilton seconded to adjourn the meeting at 9:45 p.m. All were in favor of the motion.

This is a brief summary of the Regular Meeting of the Mayor and Council of the Borough of Paulsboro held on September 2, 2008 and should not be considered a verbatim transcript of the meeting.

Respectfully submitted,

---

Kathy A. VanScoy, RMC/CMC  
Borough Clerk

---

John J. Burzichelli, Mayor