

MARCH 1, 2022

PAULSBORO. N.J.

6:00 P.M.

**TELECONFERENCE ANNUAL REORGANIZATION AND
FIRST REGULAR MEETING**

Council Chamber:

Mayor Stevenson presided at the Teleconference Regular Meeting of Council held on the above date, place and by going to Zoom Meeting:

<https://us02web.zoom.us/j/88510268001>

Meeting ID: 885 1026 8001

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Due to the public health emergency caused by the Coronavirus (COVID-19), and the subsequent issuance of the Governor's Executive Order 107, the Borough of Paulsboro, effective April 7, 2020 and until further notice, will conduct all future meetings remotely and by electronic means without providing a physical meeting place. The Borough Hall will not be open to the public for this meeting. The electronic public meeting is being held in lieu of an in-person public meeting due to the state of emergency arising from the current situation involving the COVID-19 virus and to ensure the health, safety and welfare of the public.

Mayor Stevenson called the Regular Teleconference Meeting to order.

Mayor Stevenson read the opening statement regarding the Open Public Meetings Act. Pursuant to the Open Public Meetings Act, N.J.A.C. 5:39-1.1-1.7

AND P.L. 2020, C. 34, adequate notice of this Regular Teleconference Meeting, as required by said Act, has been provided by contacting each Council Member, posting the scheduled meeting on the Municipal Bulletin Board, and on the Borough's website, emailed and faxed to the South Jersey Times and the Courier Post and filed with the Borough Clerk on March 8, 2022.

Members present were: Council President Giovannitti, Councilwoman Armistead, Councilman DiTonno, Councilman Holloway, Councilwoman Turner.
Absent: Councilman Kidd.

APPROVAL OF MINUTES:

Teleconference Regular Meeting – February 1, 2022 at 6:00 p.m.
Special Meeting – February 15, 2022 at 4:30 p.m.

Councilman Holloway moved and Councilman DiTonno seconded to receive, file and approve the above minutes. All were in favor of the motion.

Summary of reports and copies of minutes of meeting.

Councilman Holloway moved and Councilman DiTonno seconded to receive, file and approve the above reports and minutes. All were in favor of the motion.

COMMUNICATION – CORRESPONDENCE:

Letter from Diane Gutierrez-Scaccetti, Commissioner, NJDOT, regarding Fiscal Year 2022 Municipal Aid Program for the North Delaware Street Phase II Roadway Improvements Project in the amount of \$250,000.00. Councilman Holloway moved and Councilman DiTonno seconded to receive and file the letter. All were in favor of the motion.

Administrator Jacobucci stated this grant would continue the Delaware Street Project.

Borough Engineer Biermann stated the grant would be a combination of the 2021 and 2022 Grant to complete Delaware Street. The grant is a total of \$480,000 to complete Delaware Street from the Railroad Tracks, north to past the High School.

MAYOR AND COUNCIL COMMITTEE REPORTS:

Public Works Committee: Councilman Holloway, Chairman:

Councilman Holloway stated there was a meeting today and the bids were received for the West Washington Street Project. He further discussed the

statement made regarding the Borough's water as falsehoods. He will have the Engineer discuss this during the Engineer's report.

Community Betterment Committee: Councilman DiTonno, Chairman:

Councilman DiTonno submitted recommendations of member appointments to the Paulsboro Recreation Committee and they are as follows:

Kyana Evans
Erica Scott
Elizabeth Babcock Moore
Ian Veney
George Johnson
Ashly DiTonno

These terms are three (3) year terms and commence retroactively from January 1, 2022.

Councilman DiTonno reported on several events taking place such as the Easter Egg Hunt on April 16th at Fort Billings Park, Movie Night on August 5th also at Fort Billings Park, Little League's Opening Day Parade on April 9th at 1:00 p.m. He wished luck to the Boys and Girls Basketball teams and the Wrestling Team.

Construction and Licensing Committee: Council President Giovannitti, Chairman:

Council President Giovannitti stated the second part-time employee has started in the Code Office. Hopefully issues will be addressed. He thanked Council for their support.

Public Property Committee: Councilwoman Turner, Chairwoman:

Councilwoman Turner recognized Women's Health Month. She reported quotes were received to repair the Paul House in May of 2021. This quote may change. She has walked around the Paul House and was told a man was living in the property and asked to have this looked into. She would like a list of the vacant lots. She reported Aetna is going to speak with the Senior Citizen's Club on May 22nd. She thanked Administrator Jacobucci for updating the website.

Public Safety Committee: Councilwoman Armistead, Chairwoman:

Councilwoman Armistead stated she has met with the Fire Chief but she hasn't met with the Police Chief but she will. Fire Chief Licciardello gave her a brief overview. The Fire Company is experiencing a lack of volunteers as there are 13

active volunteers and 7 reserve volunteers. Staffing during the day is an issue as well as getting people to join. 2024 will be their 125th anniversary and she felt there should be some type of celebration and will talk with her committee. He also discussed a program with her regarding a weekday stipend for the volunteers so there aren't any gaps during the day. This program will be presented to the Committee. She learned a lot about the Fire Company. She stated the yellow lines on the curbs needed to be replaced and the drains cleaned.

Councilwoman Turner suggested celebrating the 125th anniversary during the Juneteenth celebration.

Councilwoman Armistead stated the anniversary is one and a half (1½) years out.

Mayor Stevenson:

Mayor Stevenson recommended the appointment of the Recreation Committee Members as submitted by Councilman DiTonno.

Council President Giovannitti moved and Councilman DiTonno seconded to appoint the recommended members to the Recreation Committee. All were in favor of the motion.

Councilwoman Turner suggested updating the Recreation Committee members on the Borough's website.

Mayor Stevenson thanked all Committees. He stated volunteerism is down with the Fire Company and he thanked Fire Chief Licciardello. He further stated the one-year anniversary is coming up of the fire that killed two kids. He also thanked the mutual aid.

Councilwoman Armistead stated one possible solution is to promote a Junior Program with the Fire Company.

Mayor Stevenson also stated he has talked with a developer regarding the six properties, of which, four of the six properties are being worked on.

Mayor Stevenson also discussed the Memorial Day event and also the book he presented regarding problem properties. He suggested weed killer to be put in the alleyways. He asked Council to look at the book again.

ORDINANCES ON INTRODUCTION AND FIRST READING:

There wasn't any Ordinance on introduction and first reading at this time.

Administrator Jacobucci explained R. #64.22 which extends the temporary budget, R. #65.22 which moves money into the fuel line and R. #66.22 which dedicates a line item for a Trust Fund for the Historical Preservation Commission.

RESOLUTIONS/TRANSFERS – BILLS:

R. #64.22: RESOLUTION PROVIDING FOR THE TRANSFER OF FUNDS FROM CERTAIN ACCOUNTS TO OTHER ACCOUNTS IN THE 2021 BUDGET.

R. #65.22: RESOLUTION AUTHORIZING AN EMERGENCY APPROPRIATION PURSUANT TO N.J.S. 40A:4-48 BOROUGH OF PAULSBORO, COUNTY OF GLOUCESTER.

R. #66.22: RESOLUTION BY THE GOVERNING BODY OF THE BOROUGH OF PAULSBORO, COUNTY OF GLOUCESTER AND STATE OF NEW JERSEY PROVIDING FOR THE DEDICATION OF REVENUES BY ESTABLISHING A DEDICATED TRUST BY RIDER FOR THE PAULSBORO HISTORICAL PRESERVATION COMMISSION.

R. #67.22: RESOLUTION PROVIDING FOR THE PAYMENT OF BILLS OUT OF THE 2020 TEMPORARY BUDGET FOR THE THIRD WEEK OF THE MONTH (February 15, 2022).

R. #68.22: RESOLUTION PROVIDING FOR THE PAYMENT OF BILLS OUT OF THE 2021 TEMPORARY BUDGET.

Council President Giovannitti moved and Councilman DiTonno seconded to pay all bills properly signed and adopt R. #64.22 to R. #68.22. Roll call: Ayes: Council President Giovannitti, Councilwoman Armistead, Councilman DiTonno, Councilman Holloway, Councilwoman Turner. Nays: None. **Motion carried.**

RESOLUTIONS ON CONSENT AGENDA:

R. #69.22: RESOLUTION AUTHORIZING A REFUND OF AN OVERPAYMENT BY CORELOGIC TAX SERVICE TO THE BOROUGH OF PAULSBORO FOR THE TAX YEAR 2021. (This Resolution authorizes a refund of an overpayment of tax due to the overpayment of various properties in the amount of \$3,276.45.)

R. #70.22: RESOLUTION PROVIDING FOR ALLOWANCE OF A VETERAN DEDUCTION. (This Resolution provides for the allowance of a

Veteran Deduction to Block 108 Lot 10, 416 Thomson Avenue, in the amount of \$250.00.)

R. #71.22: RESOLUTION AUTHORIZING REFUND OF TAXES PAID BY CORELOGIC. (This Resolution authorizes refund of taxes by Corelogic for Block 108 Lot 9 due to the veteran's exemption in the amount of \$824,11 for 1st quarter 2022.)

R. #72.22: RESOLUTION AUTHORIZING A REFUND OF A DUPLICATE PAYMENT BY A TAXPAYER TO THE BOROUGH OF PAULSBORO FOR THE TAX YEAR 2022. (This Resolution authorizes a refund to Block 27 Lot 19, 205 Nassau Avenue in the amount of \$1,018.86 due to a duplicate payment.)

R. #73.22: RESOLUTION AUTHORIZING A REFUND OF AN OVERPAYMENT BY A TAXPAYER TO THE BOROUGH OF PAULSBORO FOR THE TAX YEAR 2021. (This Resolution authorizes a refund to Block 128 Lot 20, 1635 S. Delaware Street in the amount of \$257.56, due to property sale.)

R. #74.22: RESOLUTION AUTHORIZING A REFUND OF A DUPLICATE PAYMENT BY LERETTA TAX SERVICE TO THE BOROUGH OF PAULSBORO FOR THE TAX YEAR 2022. (This Resolution authorizes a refund to Block 15 Lot 34, 549 Billings Avenue, in the amount of \$823.12 due to an overpayment.)

R. #75.22: RESOLUTION AUTHORIZING A REFUND OF PAYMENTS MADE FOR THE TAX YEAR 2022 FIRST QUARTER IN ERROR AFTER SALE AND TRANSFER OF OWNERSHIP OF PROPERTY, BLOCK 17 LOT 29. (This Resolution authorizes a refund to Block 17 Lot 20, 737 Billings Avenue in the amount of \$1,572.19 due to sale and transfer of ownership of property.)

R. #76.22: RESOLUTION PROVIDING FOR THE TRANSFER/CANCELLATION OF CERTAIN BALANCES ON WATER ACCOUNTS. (This Resolution authorizes the transfer and cancellation of various properties due to erroneous billing.)

R. #77.22: RESOLUTION ENTERING INTO A SHARED SERVICES AGREEMENT BETWEEN THE COUNTY OF GLOUCESTER AND THE BOROUGH OF PAULSBORO TO PROVIDE FAMILY MOVIE ENTERTAINMENT. (This Resolution authorizes a shared service for the rental of the feature movie for the Borough to host a family-oriented movie night on Friday, August 5, 2022 with a rain date of Friday, August 12, 2022 at Fort Billings Park through the County of Gloucester.)

R. #78.22: RESOLUTION AUTHORIZING THE APPLICATION TO THE NJ CLEAN ENERGY PROGRAM COMMUNITY ENERGY PLANNING GRANT PROGRAM.

Council President Giovannitti moved and Councilman DiTonno seconded to adopt R. #69.22 to R. #78.22. Roll call: Ayes: Council President Giovannitti, Councilwoman Armistead, Councilman DiTonno, Councilman Holloway, Councilwoman Turner. Nays: None. **Motion carried.**

Raffles/Permits/Firemen's Association Membership Applications.

There weren't any applications at this time.

RESOLUTIONS NOT ON CONSENT:

Administrator Jacobucci stated the Borough has to appoint an Architect, Goldstein Group, to design the new Municipal Building at a cost of \$49,000. It would include the preliminary and topography study. A Title Search is needed and the cost would be covered under the ARC funding.

R. #79.22: RESOLUTION AUTHORIZING THE APPOINTMENT OF AN ARCHITECT FOR THE BOROUGH OF PAULSBORO. Council President Giovannitti moved and Councilman DiTonno seconded to adopt R. #79.22. Roll call: Ayes: Council President Giovannitti, Councilwoman Armistead, Councilman DiTonno, Councilman Holloway, Councilwoman Turner. Nays: None. **Motion carried.**

ORDINANCES ON SECOND READING AND PUBLIC HEARING:

O. #03.22: AMENDING ORDINANCE NO. 04.22- ENTITLED "AN ORDINANCE TO FURTHER AMEND AND SUPPLEMENT SALARY ORDINANCE OF THE BOROUGH OF PAULSBORO". Council President Giovannitti moved and Councilman DiTonno seconded to open the floor to the public regarding this Ordinance. All were in favor of the motion.

There wasn't any public participation.

Council President Giovannitti moved and Councilman DiTonno seconded to close the floor to the public and adopt O. #03.22 on second and final reading. Roll call: Ayes: Council President Giovannitti, Councilwoman Armistead, Councilman DiTonno, Councilman Holloway, Councilwoman Turner. Nays: None. **Motion carried.**

O. #04.22: CALENDAR YEAR 2022-ORDINANCE TO EXCEED THE MUNICIPAL BUDGET APPROPRIATION LIMITS AND TO ESTABLISH A CAP BANK (N.J.S.A. 40A:4-45.14). Council President Giovannitti moved and Councilman DiTonno seconded to open the floor to the public regarding this Ordinance. All were in favor of the motion.

There wasn't any public participation.

Council President Giovannitti moved and Councilman DiTonno seconded to close the floor to the public and adopt O. #04.22 on second and final reading. Roll call: Ayes: Council President Giovannitti, Councilwoman Armistead, Councilman DiTonno, Councilman Holloway, Councilwoman Turner. Nays: None. **Motion carried.**

Administrator's Report:

Administrator Jacobucci stated the Borough will be holding the annual Shred and Clean Up Day on April 9th. If there is a group of 10 individuals to clean up, then there is a stipend.

Administrator Jacobucci reported that the annual Rabies Clinic will be held on Saturday, March 12, 2022 from 10:00 a.m. to 12:00 p.m. at which time dog licenses are available.

Administrator Jacobucci discussed R. #58.22 Hazardous Discharge Site Remediation Fund. (Block 33 Lot 1 (formerly 6 & 7), Block 2 Lot 1, Block 2 Lot 9). It is required to adopt a Resolution for each property, R. #80.22, R. #81.22 & R. #82.22); discussion regarding Code Office refund of \$240.00 (R. #83.22.); discussion regarding West Washington Street Water Infrastructure Project Funding. (Resolution, R. #84.22 and Ordinance, O. #05.22, first reading and introduction required.

R. #80.22: RESOLUTION SUPPORTING THE REDEVELOPMENT/ REHABILITATION AT NASSAU AVENUE, BLOCK 33 LOT 1 (FORMERLY LOTS 6 & 7).

R. #81.22: RESOLUTION SUPPORTING THE REDEVELOPMENT/ REHABILITATION AT RIVERVIEW AVENUE, BLOCK 2 LOT 1.

R. #82.22: RESOLUTION SUPPORTING THE REDEVELOPMENT/ REHABILITATION AT RIVERVIEW AVENUE, BLOCK 2 LOT 9.

R. #83.22: RESOLUTION AUTHORIZING A REFUND OF A CODE OFFICE PERMIT FOR SOLAR INSTALLATION WHEN THE HOMEOWNER DID NOT GO FORWARD WITH THE INSTALLATION.

R. #84.22: RESOLUTION OF THE BOROUGH COUNCIL OF THE BOROUGH OF PAULSBORO AUTHORIZING THE FILING OF AN APPLICATION FOR SUPPLEMENTAL FUNDING TO USDA WATER AND WASTE GRANT FUNDING FOR THE WEST WASHINGTON STREET WATER INFRASTRUCTURE PROJECT.

Council President Giovannitti moved and Councilman DiTonno seconded to adopt R. #80.22 to R. #84.22. Roll call: Ayes: Council President Giovannitti, Councilwoman Armistead, Councilman DiTonno, Councilman Holloway, Councilwoman Turner. Nays: None. **Motion carried.**

Engineer's Report:

Borough Engineer Erik Biermann discussed the report on the Borough's water and the PFAS. The Borough has been treating the water since 2016. Filters were installed at wells 7, 8 and 9. The Borough has been in compliance. He stated Paulsboro has some of the best water in the State. The Borough has been treating the water for six (6) years.

Receipt of Bids: West Washington Street Infrastructure Project

Bidder	Base	Alt. 1	Alt. 2
1. Landberg Construction, LLC	\$1,443,537.61	\$ 72,988.14	\$ 61,098.14
2. Lexa Concrete, LLC	\$1,531,792.50	\$ 93,872.50	\$ 80,727.50
3. South State, Inc.	\$1,558,351.00	\$ 85,901.50	\$ 76,681.50
4. Mount Const. Co., Inc.	\$1,582,881.30	\$107,222.50	\$ 87,907.50
5. Think Pavers Hardscaping	\$1,639,751.00	\$122,542.00	\$100,801.00
6. R.E. Pierson Const., Co., Inc.	\$1,862,306.05	\$ 91,277.85	\$ 75,491.80
7. Charles Marandino, LLC	Incomplete	\$ 85,522.50	\$ 72,227.50

Letter from Erik K. Biermann, Sickels & Associates, Inc., regarding Receipt of Bids and recommendation.

Council President Giovannitti moved and Councilman DiTonno seconded to receive the letter and bids, file the letter and bids, spread the bids in the minutes. All were in favor of the motion.

Borough Engineer Biermann stated the bids came in \$150,000 over bid and the low bidder was Landberg Construction, LLC. He recommended awarding the bid to Landberg Construction.

Administrator Jacobucci stated the Borough has to introduce and adopt an Ordinance supplementing the amount for the difference in the cost. She felt Council could award now with a condition regarding the funding for this project and the passage of the Ordinance. A Special Meeting may be required to hold the second reading and public hearing of the Ordinance.

R. #87.22: RESOLUTION OF THE BOROUGH OF PAULSBORO AWARDING BID TO LANDBERG CONSTRUCTION, LLC FOR THE WEST WASHINGTON STREET INFRASTRUCTURE PROJECT CONTINGENT UPON CERTIFICATION OF FUNDS.

Council President Giovannitti moved and Councilman DiTonno seconded to adopt R. #87.22. Roll call: Ayes: Council President Giovannitti, Councilwoman Armistead, Councilman DiTonno, Councilman Holloway, Councilwoman Turner. Nays: None. **Motion carried.**

INTRODUCTION AND FIRST READING:

O. #05.22: BOND ORDINANCE AUTHORIZING SUPPLEMENTAL FUNDING FOR THE REPLACEMENT OF VARIOUS WATER MAINS ALONG WEST WASHINGTON STREET IN AND FOR THE BOROUGH OF PAULSBORO, COUNTY OF GLOUCESTER, NEW JERSEY; APPROPRIATING THE SUM OF \$155,000 THEREFOR; AUTHORIZING THE ISSUANCE OF GENERAL OBLIGATION BONDS OR BOND ANTICIPATION NOTES OF THE BOROUGH OF PAULSBORO, COUNTY OF GLOUCESTER, NEW JERSEY IN THE AGGREGATE PRINCIPAL AMOUNT OF UP TO \$155,000; MAKING CERTAIN DETERMINATIONS AND COVENANTS; AND AUTHORIZING CERTAIN RELATED ACTIONS IN CONNECTION WITH THE FOREGOING.

Council President Giovannitti moved and Councilman DiTonno seconded to adopt O. #05.22 on introduction and first reading and schedule the second reading and public hearing on April 5, 2022. Roll call: Ayes: Council President Giovannitti, Councilwoman Armistead, Councilman DiTonno, Councilman Holloway, Councilwoman Turner. Nays: None. **Motion carried.**

Police Chief's Report:

Chief Kille discussed the Junior Police Academy Program which is a joint venture with the City of Woodbury and will start in July. He further stated Ptl. Roll creates a vacancy in the Department.

Memo from Chief Gary Kille regarding recommendation of promotion to next level Patrolman.

Memo from Chief Gary Kille regarding resignation of Ptl. Jonathon Roll.

Council President Giovannitti moved and Councilman DiTonno seconded to receive and file the above memos and accept the resignation. All were in favor of the motion.

R. #85.22: RESOLUTION PROMOTING PATRICK MCHENRY TO THE APPOINTMENT OF PATROLMAN SEVENTH CLASS IN THE BOROUGH OF PAULSBORO POLICE DEPARTMENT. (This Resolution promotes Patrick McHenry to Patrolman Seventh Class from Patrolman Sixth Class as per contractual obligation.)

R. #86.21: RESOLUTION PROMOTING RYAN SHEEHAN TO THE APPOINTMENT OF PATROLMAN SEVENTH CLASS IN THE BOROUGH OF PAULSBORO POLICE DEPARTMENT. (This Resolution promotes Ryan Sheehan to Patrolman Seventh Class from Patrolman Sixth Class as per contractual obligation.)

Council President Giovannitti moved and Councilman DiTonno seconded to adopt R. #85.22 and R. #86.22. Roll call: Ayes: Council President Giovannitti, Councilwoman Armistead, Councilman DiTonno, Councilman Holloway, Councilwoman Turner. Nays: None. **Motion carried.**

Chief Kille informed everyone there is a prescription/non-prescription drug drop off at the Police Station. He also informed everyone regarding the Volunteers of America Program. It has two (2) staff members and will be doing outreach during the Borough's events.

Council President Giovannitti questioned when the truck convoy would be going through Paulsboro.

Chief Kille stated it will be held on March 6th along the Rte. 295 corridor and the Police Department will be monitoring.

PRIVILEGE OF THE FLOOR:

Mayor Stevenson opened the floor to the public and asked anyone speaking to give their name, address and reminded everyone there was a five (5) minute time limit.

Councilman DiTonno moved and Councilman Holloway seconded to open the floor to the public at 7:02 p.m. All were in favor of the motion.

Kyana Evans, 710 Clonmell Road, questioned the Volunteers of America Program.

Chief Kille stated the Police Department is in the process of updating its website regarding the VOA. He suggested going to the VOA website. They will assist with housing, financial, food, etc. He stated anyone could come and speak with Joe or Fitz of the VOA.

Marc Kamp, 250 West Broad Street, stated Paulsboro Day will be held on September 10th, and the Paulsboro Day Committee held their reorganization meeting. He thanked Councilwoman Turner for coming to the meeting and expressed that they are in desperate need of volunteers.

Abbie Kidd, 355 West Washington Street, discussed the corner house on Wert Avenue and Washington Street that has piles of trash in the backyard.

Administrator Jacobucci stated a complaint was placed on the property as the Code Office looked at it today and are addressing the situation.

Council President Giovannitti thanked Ms. Kidd for letting the Borough know about this situation.

There wasn't any further public participation.

Council President Giovannitti moved and Councilman Holloway seconded to close the floor to the public at 7:07 p.m. All were in favor of the motion.

Council President Giovannitti moved and Councilman DiTonno seconded to adjourn the meeting at 7:08 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 March 1, 2022 and should not be considered a verbatim transcript of the meeting.

Respectfully submitted,



Kathy A. VanScoy, RMC/CMC/CMR
Borough Clerk



Gary C. Stevenson, Mayor