

**BOROUGH OF CLAYTON
REGULAR COUNCIL MEETING
AUGUST 12, 2021 – 6:30 PM
MINUTES**

The Regular Council meeting of the Borough of Clayton was called to order with Mayor Bianco presiding.

A moment of silence was observed, followed by the flag salute.

ROLL CALL: Rollo here, Vondran here, Simon here, Saban absent, Moorhouse here, Chapes here, Mayor Bianco here

Notice of Time and Date for this meeting appeared in Resolution 14-21 of the annual schedule of meetings for the year 2021, dated January 7, 2021, which was published in the Sentinel Newspaper and the South Jersey Times. Copies are also posted on the Bulletin Board in the Municipal Building in compliance with the Sunshine Law.

SUNSHINE LAW:

- A. Posting written notice on the Official Bulletin Board in the Municipal Building.
- B. Mailing written notice to the South Jersey Times and the Sentinel.
- C. Filing written notice with the Clerk of the Borough of Clayton.

APPROVAL OF MINUTES:

Regular Work Session meeting 5/27/2021
M/Rollo S/Simon

ROLL CALL: Rollo yes, Vondran yes, Simon yes, Moorhouse yes, Chapes yes

Regular Council meeting 6/10/2021
M/Moorhouse S/Simon

ROLL CALL: Rollo yes, Vondran yes, Simon yes, Moorhouse yes, Chapes yes

Special Council meeting 6/24/2021
M/Simon S/Chapes

ROLL CALL: Rollo yes, Vondran yes, Simon yes, Moorhouse yes, Chapes yes

Regular Council meeting 7/8/2021
M/Chapes S/Simon

ROLL CALL: Rollo yes, Vondran yes, Simon yes, Moorhouse yes, Chapes yes

STANDING COMMITTEE REPORTS:

VETERAN AFFAIRS / HISTORIC – Councilman Rollo – Veterans did not meet in August. September 21st is the next meeting. Historic meets on August 19th.

PUBLIC SAFETY/MUNICIPAL ALLIANCE/SP EVENTS – Councilwoman Vondran – Thanked the Crossing Guards for all they do. Fall Festival is in October. Christmas in July was good.

FINANCE / ECONOMIC DEVELOPMENT– Councilman Simon – Finance report for July was given.

PUBLIC WORKS / PUBLIC BLDGS / JIF – Councilman Saban - absent

SCHOOL AFFAIRS / PARK & REC – Councilwoman Moorhouse – Park & Rec. met with Special Events

ENVIRONMENTAL / BOARD OF HEALTH – Councilman Chapes – no report

OTHER REPORTS:

ADMINISTRATOR – Sue Miller – ABSENT

BOROUGH CLERK – Christine Newcomb – no report

ENGINEER – Mark Brunermer – there are a couple resolutions on the agenda tonight. South Broad Street Phase I punchlist item nearing completion. Phase II will be at DOT next week. CDBG projects are complete. Emerson Green – denying release of maintenance bond. Aberdeen's walk through was this week. Trees will be replaced in November 2021.

SOLICITOR – Timothy Scaffidi – Recommended tabling Resolution 167-21 for the sale of land (Clevenger's). There are areas of concern that testing could alleviate the areas of concern. Suggested a site assessment to further evaluate.

MAYOR – Tom Bianco – no report

COMMUNICATIONS:

None

APPLICATIONS:

None

ADOPTION OF ORDINANCES:

ORDINANCE 13-2021 – AN ORDINANCE BY THE BOROUGH OF CLAYTON IN GLOUCESTER COUNTY, NEW JERSEY PROHIBITING THE OPERATION OF ANY CLASS OF CANNABIS BUSINESSES WITHIN ITS GEOGRAPHICAL BOUNDARIES AND AMENDING CHAPTER 88, UNIFIED DEVELOPMENT, ARTICLE VI, GENERAL REGULATIONS, SECTION 88-50, PROHIBITED USES, OF THE CODE OF THE BOROUGH OF CLAYTON

Clayton Planning Board discussed the above Ordinance at their 6/28/21 meeting and most agree that Clayton should opt out for now.

OPEN TO THE PUBLIC
M/Simon S/Moorhouse (All)
CLOSED TO THE PUBLIC
M/Vondran S/Rollo (All)
MOTION TO ADOPT
M/Rollo S/Simon

ROLL CALL: Rollo yes, Vondran yes, Simon yes, Moorhouse yes, Chapes yes

BOND ORDINANCE 14-2021 – BOND ORDINANCE AUTHORIZING THE ACQUISITION OF VARIOUS PIECES OF CAPITAL EQUIPMENT AND THE COMPLETION OF VARIOUS CAPITAL IMPROVEMENTS IN AND FOR THE BOROUGH OF CLAYTON, COUNTY OF GLOUCESTER, NEW JERSEY WATER/SEWER SYSTEM; APPROPRIATING THE SUM OF \$570,000 THEREFOR; AUTHORIZING THE ISSUANCE OF GENERAL OBLIGATION BONDS OR BOND ANTICIPATION NOTES OF THE BOROUGH OF CLAYTON, COUNTY OF GLOUCESTER, NEW JERSEY, IN THE AGGREGATE PRINCIPAL AMOUNT OF UP TO \$570,000 MAKING CERTAIN DETERMINATIONS AND COVENANTS; AND AUTHORIZING CERTAIN RELATED ACTIONS IN CONNECTION WITH THE FOREGOING

OPEN TO THE PUBLIC
M/Simon S/Rollo (All)
CLOSED TO THE PUBLIC
M/Vondran S/Chapes (All)
MOTION TO ADOPT
M/Rollo S/Moorhouse

ROLL CALL: Rollo yes, Vondran yes, Simon yes, Moorhouse yes, Chapes yes

BOND ORDINANCE 15-2021 – BOND ORDINANCE AUTHORIZING THE ACQUISITION OF VARIOUS CAPITAL EQUIPMENT AND THE COMPLETION OF VARIOUS CAPITAL IMPROVEMENTS IN AND FOR THE BOROUGH OF CLAYTON, COUNTY OF GLOUCESTER, NEW JERSEY; APPROPRIATING THE SUM OF \$380,000 THEREFORE; AUTHORIZING THE ISSUANCE OF GENERAL OBLIGATION BONDS OR BOND ANTICIPATION NOTES OF THE BOROUGH OF CLAYTON, COUNTY OF GLOUCESTER, NEW JERSEY, IN THE AGGREGATE PRINCIPAL AMOUNT OF UP TO \$361,000 MAKING CERTAIN DETERMINATIONS AND COVENANTS; AND AUTHORIZING CERTAIN RELATED ACTIONS IN CONNECTION WITH THE FOREGOING

OPEN TO THE PUBLIC
M/Simon S/Moorhouse (All)
CLOSED TO THE PUBLIC
M/Vondran S/Chapes (All)
MOTION TO ADOPT
M/Rollo S/Moorhouse

ROLL CALL: Rollo yes, Vondran yes, Simon yes, Moorhouse yes, Chapes yes

INTRODUCTION OF ORDINANCES:

INTRODUCTION OF ORDINANCE 16-2021 – AN ORDINANCE AUTHORIZING SALE OF LAND LOCATED WITHIN THE BOROUGH OF CLAYTON AND KNOWN AS BLOCK 1404, LOT 22 A/K/A 408 N. DELSEA DRIVE AND EXECUTION OF ALL NECESSARY DOCUMENTS

INTRODUCTION OF ORDINANCE 17-2021 – AN ORDINANCE AMENDING CHAPTER 88, UNIFIED DEVELOPMENT, SECTIONS 88-6, 88-24, 88-26, 88-28, 88-78, 88-84, 88-85, AND REPEALING AND READOPTING A NEW SECTION 88-95 ENTITLED “STORMWATER CONTROL STANDARDS” OF THE CODE BOOK OF THE BOROUGH OF CLAYTON

M/Simon S/Chapes

ROLL CALL: Rollo yes, Vondran yes, Simon yes, Moorhouse yes, Chapes yes

RESOLUTIONS:

CONSENT AGENDA: The items listed below are considered to be routine by the Borough of Clayton and will be enacted by one motion. There will be no formal discussion of these items. If discussion is desired, then an item or items will be removed from the Consent Agenda and will be considered separately.

RESOLUTION 145-21 – AUTHORIZING PAYMENT OF BILLS AND VOUCHERS

RESOLUTION 146-21 – APPROVAL TO SUBMIT A GRANT APPLICATION AND EXECUTE A GRANT CONTRACT WITH THE NEW JERSEY DEPARTMENT OF TRANSPORTATION FOR THE EAST HIGH STREET ROADWAY IMPROVEMENTS PROJECT

RESOLUTION 147-21 – REAPPOINTING SPECIAL LAW ENFORCEMENT OFFICERS (SLEO III) FOR THE BOROUGH OF CLAYTON FOR THE SCHOOL YEAR 2021-2022 PURSUANT TO N.J.S.A. 40A:14-146.14

RESOLUTION 148-21 – APPOINTING CROSSING GUARDS AND SUBSTITUTE CROSSING GUARDS FOR THE BOROUGH OF CLAYTON FOR THE SCHOOL YEAR 2021-2022 PURSUANT TO N.J.S.A. 40A:9-154.1

RESOLUTION 149-21 – AUTHORIZING THE RELEASE OF THE SAFETY/STABILIZATION GUARANTEE BOND AND TEMPORARY CERTIFICATE OF OCCUPANCY BOND FOR MIKE’S DRIVING SCHOOL INC., BLOCK 1904, LOTS 21 & 22

RESOLUTION 150-21 – AUTHORIZING CHANGE ORDER NO. 1 FOR THE SOUTH BROAD STREET ROADWAY IMPROVEMENTS

RESOLUTION 151-21 – AUTHORIZING RELEASE OF SAFETY AND STABILIZATION GUARANTEE BOND FOR SOUTH STATE UPON THE POSTING OF A MAINTENANCE BOND

RESOLUTION 152-21 – DENYING RELEASE OF MAINTENANCE BONDS FOR SITE IMPROVEMENTS / WATER & SEWER IMPROVEMENTS FOR EMERSON GREEN SUBDIVISION DUE TO OUTSTANDING PUNCH LIST ITEMS

RESOLUTION 153-21 – AUTHORIZING THE BOROUGH OF CLAYTON TO ACCEPT A GRANT FROM THE STATE OF NEW JERSEY, DEPARTMENT OF LAW AND PUBLIC SAFETY, OFFICE OF THE ATTORNEY GENERAL, IN THE AMOUNT OF \$48,912.00, UNDER THE SFY21 BODY-WORN CAMERA GRANT PROGRAM, SUBAWARD GRANT NUMBER #21-BWC-101

RESOLUTION 154-21 – AUTHORIZING A CLOSED SESSION FOR THE BOROUGH COUNCIL OF THE BOROUGH OF CLAYTON – Personnel

RESOLUTION 155-21 – CANCELING TAXES ON A PROPERTY OWNED BY A TOTALLY DISABLED VETERAN

RESOLUTION 156-21 – AUTHORIZING TRANSFER OF TAX CREDITS FROM THE YEAR 2021 TO THE YEAR 2022

RESOLUTION 157-21 – AUTHORIZING A REFUND OF AN OVERPAYMENT BY A TITLE COMPANY FOR TAX YEAR 2021

RESOLUTION 158-21 – AUTHORIZING A REFUND OF AN OVERPAYMENT BY A MORTGAGE COMPANY FOR TAX YEAR 2021

RESOLUTION 159-21 – AUTHORIZING A REFUND OF AN OVERPAYMENT BY A MORTGAGE COMPANY FOR TAX YEAR 2021

RESOLUTION 160-21 – PROVIDING FOR THE INSERTION OF A SPECIAL ITEM OF REVENUE IN THE BUDGET PURSUANT TO N.J.S.A. 40A:4-87 – Body-Worn Camera Grant

RESOLUTION 161-21 – APPROVING RAFFLE LICENSE FOR CLAYTON CLIPPERS YOUTH FOOTBALL AND CHEER INC. – September 18, 2021

RESOLUTION 162-21 – AUTHORIZING EXECUTION OF SITE ACCESS AGREEMENT BETWEEN THE BOROUGH OF CLAYTON AND DARSHIRAJA LLC

RESOLUTION 163-21 – APPROVING THE PLACEMENT OF MUNICIPAL LIENS AGAINST PRIVATE PROPERTY

RESOLUTION 164-21 – MEMORIALIZING THE HIRING OF MICHAEL HOWEY, LABORER FOR THE BOROUGH OF CLAYTON

RESOLUTION 165-21 – MEMORIALIZING THE HIRING OF JUSTIN MALAMUT, ASSISTANT FINANCE OFFICER FOR THE BOROUGH OF CLAYTON

RESOLUTION 166-21 – APPROVING MEMORANDUM OF UNDERSTANDING BETWEEN THE BOROUGH OF CLAYTON AND CHIEF ANDREW DAVIS

RESOLUTION 167-21 – AUTHORIZING LAND SALE OF CERTAIN BLOCKS AND LOTS WITHIN THE BOROUGH OF CLAYTON, COUNTY OF GLOUCESTER, STATE OF NEW JERSEY

MOTION to table Resolution 167-21
M/Simon S/Chapes

ROLL CALL: Rollo yes, Vondran yes, Simon yes, Moorhouse yes, Chapes yes

MOTION to approve Resolutions 145-21 through 166-21
M/Rollo S/Moorhouse

ROLL CALL: Rollo yes, Vondran yes, Simon yes, Moorhouse yes, Chapes yes

OLD BUSINESS:

Mayor Bianco asked for an update on the lights at Pop Kramer Blvd. Mark Brunermer advised that it is delayed due to the storms.

NEW BUSINESS:

MOTION to authorize advertising for a Shuttle Bus Driver
M/Chapes S/Moorhouse

ROLL CALL: Rollo yes, Vondran yes, Simon yes, Moorhouse yes, Chapes yes

MOTION to authorize purchase of a Kohler Generator through the Educational Services Commission cooperative purchasing agreement
M/Moorhouse S/Simon

ROLL CALL: Rollo yes, Vondran yes, Simon yes, Moorhouse yes, Chapes yes

MOTION to authorize purchase of a Case Excavator through Sourcewell Co-Op.
M/Vondran S/Chapes

ROLL CALL: Rollo yes, Vondran yes, Simon yes, Moorhouse yes, Chapes yes

MOTION to authorize purchase of a Case Backhoe Loader through Sourcewell Co-Op.
M/Rollo S/Vondran

ROLL CALL: Rollo yes, Vondran yes, Simon yes, Moorhouse yes, Chapes yes

OPEN TO PUBLIC

M/Moorhouse S/Chapes (All)

Sean Newlin – Congratulations to the teams and Crossing Guards. Regarding the community garden; he wanted permission to move it to Autumn Pasquale Park. Mayor Bianco said they would set up a meeting to discuss further.

Victor Auluero – Moving to Clayton. Used to have a restaurant in Pennsylvania. Would like to open one in Clayton. Mayor Bianco advised him to give his contact information so they could set up a meeting with him.

CLOSE TO PUBLIC

M/Rollo S/Vondran (All)

MOTION to go into Closed Session

M/Vondran S/Moorhouse (All)

MOTION to go into Open Session

M/Vondran S/Moorhouse (All)

MOTION to approve Resolution 168-21 and 169-21 authorizing MOU with Sue Miller and Donna Nestore

M/Vondran S/Moorhouse

ROLL CALL: Rollo yes, Vondran yes, Simon yes, Moorhouse yes, Chapes yes

MOTION to hire William Perretti as a Full-Time Police Officer

M/Vondran S/Rollo

ROLL CALL: Rollo yes, Vondran yes, Simon yes, Moorhouse yes, Chapes yes

MOTION to authorize advertising for SLEO II

M/Vondran S/Rollo

ROLL CALL: Rollo yes, Vondran yes, Simon yes, Moorhouse yes, Chapes yes

OPEN TO COUNCIL:

Mayor Bianco wished everyone a Happy Labor Day.

MOTION TO ADJOURN

M/Vondran S/Simon (All)

Submitted by:



Christine Newcomb
Municipal Clerk