March 10, 2011

The meeting was called to order at 7:00 p.m. by Deputy Mayor Daws. The meeting was advertised in the following manner:

B. Mailing written notice to The Gloucester County Times and The Courier Post on January 7, 2011.
C. Filing written notice with the Clerk of West Deptford Township on January 7, 2011.

Roll Call:

Mr. Kilpatrick, Mr. Garrison, Deputy Mayor Daws and Mayor Docimo were present for this meeting. Ms. Szymborski was absent due to a business meeting.

Correspondence:

There was no correspondence.

Open Meeting to the Public:

Mayor Docimo opened the meeting to the public.

Mr. Sam Cianfarini from Greenfields Village addressed the committee and requested the status of his request to put information on the website he wanted to see. Mr. Campo said the request was being looked into but the Township would follow the State’s Best Practices with respect to disclosures/info on website. Mr. Kilpatrick reiterated that the request was being looked into.

Mr. Ray Chintall asked for an explanation of the Resolution of the Township of West Deptford transferring Appropriation Reserves Pursuant to N.J.S.A. 40A:4-59 on the agenda. Mr. Campo explained that funds could be transferred between line-items within the municipal budget for up to three months after the end of the year. Mr. Giuliani then read the law to further clarify.

Mr. Daws made a motion to close the meeting to the public and it was seconded by Mr. Garrison. The motion carried unanimously.

Mr. Daws made a motion to approve the Bill List. It was seconded by Mr. Garrison and approved by the entire committee. Mr. Kilpatrick abstained from the vote due to a personal conflict of interest.

BILL LIST

WHEREAS, the Township committee of the Township of West Deptford received and reviewed the “Bill List” as prepared by the Township Treasurer and the Purchasing Officer for the monthly period ending March 8th, 2011.

NOW, THEREFORE, BE IT RESOLVED that said “Bill List” as prepared by the Township Treasurer and the Purchasing Officer by approved and said Officials are authorized to render payments to each vendor appearing on the attached “Bill List.” Adopted at a meeting of the Township Committee of the Township of West Deptford on March 10th, 2011.

Engineer:

ENGINEER’S REPORT
TOWNSHIP OF WEST DEPTFORD
FEBRUARY 3, 2011
March 10, 2011

1. **MUNICIPAL SEARCHES**

All Municipal Search Improvement requests are up-to-date. The Engineer received no municipal assessment searches this month.

2. **RIVERWINDS AT WEST DEPTFORD APPROVALS**

**Waterfront Development**

Based on the NOV, the Township must take corrective actions to comply with Special Condition #3 of Transition Area Waiver Averaging Plan #0820-01-1002.1. This requires the Township to file deed restrictions for portions of the transition area located on Block 328 Lot 7 (Township owned), 7.04 (Namwest owned) and 7.07 (Township owned – Golf Course). The response to the NOV included six (6) draft legal descriptions and associated plans. We are awaiting comments on the deed restrictions prior to filing at the County Clerk’s office. As of February 3, 2011, no comments have been issued by NJDEP.

We continued to provide technical support to the Township’s attorneys as part of the Redevelopment Agreement negotiations.

**No Further Action Letter from NJDEP**

A new NJDEP case manager has been assigned to RiverWinds. The original Memorandum of Agreement and Remedial Action Work plan will need to be revised for the proposed change in use (residential). The NJDEP has verified that the on-going remedial activities will be under the existing MOA and not the new regulations. The next step will be to present conceptual development plans to NJDEP and modify the Remedial Action Work Plan - No Changes.

**Golf Course NFA**

The NJDEP will issue a No Further Action (NFA) determination for the golf course, once documentation is presented to show compliance with the Remedial Action Work Plan. We have met with NJDEP and agreed upon a soil investigation to document the soil cap depth, which needs to be at least 6” on the fairways and rough and 12” on the tees and greens. On July 22, 2010, we initiated the investigation and completed the field work on August 26, 2010. We are prepared to review the results with the Township before discussing the results with NJDEP – No Changes.

**Club House**

We have reviewed the golf clubhouse concept plan from McKernan Architects and have requested additional information for comparison to the previously approved overall Site Plan by the NJDEP. We have prepared a schedule of action items relative to this site. We will continue to provide technical documentation and assistance as requested.

**Wetlands – Letter of Interpretation (LOI)**

T&M has revised the comprehensive deed restriction plan, legal descriptions, and narrative. We are awaiting comments from the NJDEP regarding the restrictions, as noted above. No change since submission of July 15, 2010.

3. **PUBLIC WORKS GARAGE HVAC/EMERGENCY GENERATOR**
March 10, 2011

The revised preliminary project scope of improvements of probable construction costs was submitted to the Township for review and comment; upon receipt of authorization we will begin the project. No change.

4. RIVERWINDS COMMUNITY CENTER – EMERGENCY GENERATOR

T&M is investigating the feasibility of specifying a back-up electrical generator for the community center that will match the funds available. We completed the building and electrical investigation and we are currently performing electrical calculations based on existing loads and will provide our summary of recommendations report by February 9, 2011.

5. COMMUNITY CENTER ALTERNATIVE ENERGY SOURCES

T&M has conducted an investigation of alternative energy sources to help defray utility costs being incurred to operate the Community Center. Our study assessed the site constraints, review alternatives, investigate grants and prepare construction cost estimates with operating costs for the installation of solar panels. We have updated our Financial Analysis based on sale of energy credits and advancements made in the industry. We are also investigating the option of installing the panels on the former U.S. Wetlands property, along with possible private partnerships. The NJDEP has indicated that, since the site is a failed mitigation site and about ⅓ of the credits were sold and the deed restrictions remained, the site is a preserved site. A replacement site may need to be provided to lift the restrictions.

6. ROAD PROGRAM – COLUMBIA AVENUE

NJDOT requires a Certification of project completion from the Townships Chief Financial Officer which has been requested.

7. NJDOT TRANSPORTATION ENHANCEMENT PROGRAM

Bicycle Route Grant

The preliminary plans are complete and have been submitted to the County for review. This project is being completed with a $90,000.00 grant. Upon receipt of County comments, we will finalize the documents and submit them to NJDOT for review and approval – No Change.

8. 2009 NJDOT TATUM STREET PROJECT

NJDOT requires a Certification of project completion from the Townships Chief Financial Officer. The amount to be certified is $200,000.00 ($186,690.50 Construction Cost & $13,309.50 Construction Administration Costs).

9. CENTER STREET (2005 STATE AID PROGRAM)

The contractor has submitted their final invoice and Maintenance Bond. We have processed NJDOT SA-1 change order form and are processing additional required forms. NJDOT requires a Certification of project completion from the Townships Chief Financial Officer.

10. COMMUNITY DEVELOPMENT BLOCK GRANT – VIRGINIA AVENUE
March 10, 2011

Additional project reimbursement documents were submitted to the County. The Gloucester County Department of Economic Development requires a Certification of project completion from the Townships Chief Financial Officer. The amount to be certified is $31,171.36.

11. **FY2011 COMMUNITY DEVELOPMENT BLOCK GRANT**

We have performed the Field Surveying and preparation of the Base Plans and have started the design for constructing Curb Access Ramps and curbing and sidewalk repairs on Tatum Street between Dubois Avenue and Redbank Avenue.

12. **SEWER OPERATIONS**

**Pump Station Reports**

**Riverview Drive Sanitary Sewer - no change**

A proposal was submitted to the Township on May 17, 2010 to conduct an inspection of the sanitary sewer manholes located in the wooded area adjacent to Riverview Avenue and the Woodbury Creek, which are in need of repair. It is recommended, by T&M, that the investigation be conducted to identify the extent of the repair work before the NJDEP is contacted to discuss the environmental permits that would be required. The project area is situated within 500 feet from a tributary of the Woodbury Creek, which is tidally influenced and would be regulated by the Waterfront Development Law. In addition, based on our review of NJDEP i-MapNJ data base information, it appears that freshwater wetlands and freshwater wetland transition areas may also be present within the project area. Our proposal is still pending.

13. **ENERGY CONSERVATION GRANT**

The Grant applications for the NJ Clean Energy Programs and Direct Install Programs for possible $50,000.00 in funding have been received by the State. The State approved program contractor, Mike Ventresca of Carrier Commercial Service, has been assigned to the project and completed the walk through assessment.

The scope of work recommendations are currently being prepared by Mr. Ventresca for the Municipal Building, Community Center, and/or Public Works Building.

Once the Township and NJ Clean Energy signs off on the scope of the work recommendations by review and inspections, the Contractor will proceed and perform the construction. The Contractor will be NJ clean Energy directly for payment.

If so desired by the Township, T&M will prepare a new grant application for this year for NJ Clean Energy Programs and Direct Install Programs for possible $125,000.00 in funding for the same buildings. These new grant applications are generally processed in the order they are received and are presently competitive.

14. **NJDOT LOCAL AID (FY 2011)**

The Township has been notified by NJDOT that the application for the reconstruction of Pennsylvania, New Jersey and Laurel Avenues was approved and a $200,000 Grant is being provided.

**PROCLAMATION**
March 10, 2011

National Poison Prevention Week – March 13th-19th, 2011

Mayor Docimo asked for a motion to open the meeting to the public for questions regarding the following ordinance. Mr. Kilpatrick made a motion and it was seconded by Mr. Daws. No one addressed the committee. Mr. Garrison made a motion to close the public comment portion and it was seconded by Mr. Daws. Mr. Daws motioned to approve the second reading of the following ordinance. His motion was seconded by Garrison. The vote on the ordinance was as follows:

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AN ORDINANCE OF THE TOWNSHIP OF WEST DEPTFORD
RE: AN ORDINANCE AMENDING THE CODE OF THE TOWNSHIP OF WEST DEPTFORD, AND CREATING CHAPTER 11 ENTITLED “FEES AND PENALTIES.”
(SECOND READING)

Mayor Docimo asked for a motion to open the meeting to the public for questions regarding the following ordinance. Mr. Garrison made a motion and it was seconded by Mr. Kilpatrick. No one addressed the committee. Mr. Garrison made a motion to close the public comment portion and it was seconded by Mr. Kilpatrick. Mr. Garrison motioned to approve the second reading of the following ordinance. His motion was seconded by Kilpatrick. The vote on the ordinance was as follows:

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AN ORDINANCE OF THE TOWNSHIP OF WEST DEPTFORD
ESTABLISHING FEES FOR WEST DEPTFORD TOWNSHIP
(SECOND READING)

Mr. Garrison made a motion to authorize the Transferring Appropriation Reserves Pursuant to N.J.S.A. 40A:4-59. His motion was seconded by Mr. Daws and approved by the entire committee.

RESOLUTION OF THE TOWNSHIP OF WEST DEPTFORD TRANSFERRING APPROPRIATION RESERVES PURSUANT TO N.J.S.A. 40A:4-59

Mr. Garrison made a motion for the cancellation, application and/or refund of taxes. His motion was seconded by Mr. Daws and approved by the committee.

RESOLUTION FOR THE CANCELLATION, APPLICATION AND/OR REFUND OF TAXES
Respectfully Submitted,

Amy Leso
Acting Township Clerk