

**TOWNSHIP COMMITTEE
WORK SESSION
MINUTES
APRIL 19, 2010**

The work session of the Elk Township Committee was held on the above date in the Municipal Building. The meeting was called to order by Mayor Barbaro at 7:32PM.

The Open Public Meeting Notice was read.

The Salute to the Flag was recited.

Present were Mr. Creta, Mr. Pantaleo, Mr. Rainey, Mr. Swanson, Mayor Barbaro, Mr. Considine, CFO and Mrs. Pine, Township Clerk and Mr. Alexander, Superintendent of Public Works.

Approval of March 16, 2010 Work Session, March 24, 2010 Special Meeting and April 1, 2010 Regular Meeting

Motion by Mr. Rainey, seconded by Mr. Swanson to approve the minutes of the March 16th, March 24th and April 1st, 2010 meetings, all were in favor, motion carried.

ORDINANCE

O-34-2010 – Creating a New Chapter of the Code of the Township of Elk Entitled “Indemnification” – Title Only

Motion by Mr. Rainey, seconded by Mr. Swanson, to approve Ordinance O-34-2010, upon roll call motion carried.

Roll Call:	Mr. Creta	Yes
	Mr. Pantaleo	Yes
	Mr. Rainey	Yes
	Mr. Swanson	Yes
	Mayor Barbaro	Yes

RESOLUTIONS

R-55-2010 – Resolution to Affirm the Township of Elk Civil Rights Policy

Motion by Mr. Rainey, seconded by Mr. Pantaleo, to adopt and approve said resolution, upon roll call motion carried.

Roll Call:	Mr. Creta	Yes
	Mr. Pantaleo	Yes
	Mr. Rainey	Yes
	Mr. Swanson	Yes
	Mayor Barbaro	Yes

R-56-2010 – Resolution to Go Into Closed Executive Session to Discuss Possible Litigation

Motion by Mr. Rainey, seconded by Mr. Swanson, to adopt and approve said resolution, all were in favor, motion carried.

TOPICS:

Mr. Alexander solicited bids for the cleaning of the municipal building and restrooms in the garage and recreation park. A contract is being drafted by the school and will be ready for the May 6th meeting. Mr. Alexander will also get prices on the cleaning of the carpets and floors.

Mr. Pantaleo stated the economic development committee is concerned with several houses in the township that appear to be abandoned.

Mr. Swanson spoke with the construction official about several of the abandoned houses in the township. The process of notifying the owners has begun.

Mr. Creta reminded committee if the township were to foreclose and sell, several of the lots are very small and there is no language that can be put on a deed to deem the property un-buildable. Mr. Swanson will continue to check with the construction official and keep committee updated.

Mr. Alexander and Mr. Swanson conducted interviews for the position of P/T public works employee. They gave a recommendation for the new hire. He is experienced in small engines, lawn care, auto body and is familiar with most of the equipment of the township.

Mr. Pantaleo would like to hold off hiring someone until the budget is reviewed. He feels in these economic times the township committee should look at the current spending. He does not feel comfortable hiring someone at this time. We should look at the budget and compare and prioritize spending.

Mr. Rainey explained the grass growing season is here and the department is down an employee. Once they get behind it is difficult to catch up with the mowing.

Mayor Barbaro stated this hire is replacing someone who left and if he is hired now and the budget figures come in and can not be afforded, we have the option to eliminate the position.

Committee approved the hiring of the P/T employee, not to exceed 30 hours per week at the rate of \$10 per hour.

The township has been notified by the NJ DOT that we are responsible for 30% of the cost of the installation of the traffic beacon at Bridgeton Pike (SR 77) and Fislerville Road (CR 618). The approximate cost to the township will be \$15,000. This will be in addition to the 50% of the cost of the electricity that will be shared with Harrison Township. This will need to be placed in the budget if we are going to install the light. Mayor Barbaro will contact Mayor Manzo of Harrison and see if they are willing to share in the cost of the installation.

Ordinances O-24-2010 through O-33-2010 were introduced at the April 1st meeting. They are all based on an Editorial Analysis that was performed in 2008 on the current Code of the Township of Elk.

Ordinance O-27-2010, Noise ordinance, Mr. Rainey questioned the number of different times. The clerk will review and contact the solicitor for clarification.

O-29-2010, Peddling and Soliciting ordinance, Mr. Pantaleo asked if the size of the sign is a conflict with the sign ordinance. The clerk will talk to the solicitor.

Mr. Pantaleo stated the Economic Development Committee has been discussing putting together a solar request for proposal to have solar panels installed on the closed dump on Laux Road.

Mr. Slack, Chairman of Economic Development stated the committee has been approached by a developer to make the old dump a solar farm. The dump is a clear site. The committee has looked at different options, one where the township would invest in the infrastructure, and the second would be the township is the landlord. The second option seems to be the best for the township at this time. Lisa Morina from the Gloucester County Economic Development has been contacted and thinks this is a project worth pursuing.

Mr. Morella thinks the township will benefit from leasing the land. Mr. Morella further explained to committee the benefits on solar and leasing the closed landfill. If the committee leases the land it could be for 15 to 20 years at approximately \$1500 to \$2000 per month. After the lease is up, the agreement can state the equipment must be removed or the company will leave the

equipment at no cost to the township and they will have to train the township on the operation of the system.

The mayor would like economic to review the request and report to committee. Committee will take economics input into consideration and discuss with the solicitor.

PUBLIC PORTION:

Motion by Mr. Swanson to open the meeting to the public, seconded by Mr. Pantaleo, all were in favor, motion carried.

Lorianne Eck, 289 Clayton Aura Road, asked who read and reviewed the codes. Mayor Barbaro explained an editorial analysis was performed on the Code of the Township of Elk and these ordinances are correcting and updating the code book.

Also, Mrs. Eck would like to reiterate that the railroad crossings are terrible. Mayor Barbaro explained the county has contacted the railroads with the concern. They are currently working their way down the line.

Cheryl Potter, 200 Harrison Avenue, would like to know if there is a better way to take care of abandoned houses, than boarding them up. A neighborhood that has boarded up homes looks deplorable.

Ed Pearson, 1448 Ferrell Road, asked about the houses that are already boarded up. They are real eyesores.

Motion by Mr. Rainey to close the public portion, seconded by Mr. Swanson, all were in favor, motion carried.

PAY BILLS:

Motion by Mr. Rainey to Pay the Bills, seconded by Mr. Pantaleo, upon roll call motion carried.

Roll Call:	Mr. Creta	Yes
	Mr. Pantaleo	Yes
	Mr. Rainey	Yes
	Mr. Swanson	Yes
	Mayor Barbaro	Yes

Mr. Pantaleo asked if an item is budgeted and the account is already expended, where does the money come from to pay the bill? Mr. Considine explained if it is in the temporary budget, committee adopts an emergency temporary resolution. A budget will be adopted and the tax bills that come out in July, will reflect the new budget. A temporary budget of 26.25% of the prior year, is adopted in the beginning of the year.

RECESS:

Motion by Mr. Rainey seconded by Mr. Swanson to recess the regular meeting, all were in favor the meeting recessed at 8:55 PM.

Motion by Mr. Rainey to re-enter the regular meeting, seconded by Mr. Swanson, all were in favor, the committee entered the meeting at 9:44 PM.

Soccer would like to use the sign to advertise registration.

Motion by Mr. Pantaleo to adjourn, seconded by Mr. Rainey, all were in favor, the meeting was adjourned at 9:46 PM.

Respectfully Submitted,

Debora R. Pine, RMC, CMC