

**MINUTES OF THE REGULAR MONTHLY MEETING OF THE TOWNSHIP COMMITTEE
OF THE TOWNSHIP OF LOWER ALLOWAYS CREEK HELD FEBRUARY 21, 2023**

A Regular Meeting of the Lower Alloways Creek Township Committee was held on February 21, 2023 with Mayor Paul M Collier calling the meeting to order at 7:30 p.m.

STATEMENT OF NOTICE GIVEN

The Township Clerk read the following statement.

This is a Regular Meeting of the Township Committee of the Township of Lower Alloways Creek being held in compliance with the "Open Public Meetings Act" N.J.S.A. 10:4-6. To insure the right of citizens to have adequate advance notice of and the right to attend meetings of public bodies at which any business affecting them is discussed or acted upon. Advance written notice of this meeting was given by way of the Annual Notice which was filed with the Lower Alloways Creek Township Clerk, forwarded to the South Jersey Times and posted on the Bulletin Board in the lobby of the Lower Alloways Creek Township Municipal Building in compliance with said Act.

FLAG SALUTE

Mayor Collier led in the Flag Salute.

ROLL CALL OF COMMITTEE

Present: Mr. Bradway, Ms. Crane, Mr. Venable and Mayor Collier

Absent: Mr. Palombo

OTHERS IN ATTENDANCE

Also in attendance were 9-(nine) members of the public including Fire Chief, Justin Fogg; Police Chief Richard Venable; Solicitor, Linwood Donelson III, CFO Kevin Clour and Township Clerk, Ronald L Campbell Sr.

PAYMENT OF AUDITED VOUCHERS

Motion (Venable, Bradway) that all properly audited vouchers be paid.

The motion to pay properly audited vouchers passed a vote of the Township Committee as follows: 4-0-1

Ayes: Venable, Bradway, Crane and Collier

Nays: none Abstain: Venable on # 24944 Absent: Palombo

REPORTS TO THE COMMITTEE

The Mayor requested that the minutes reflect that the January 2022 Monthly reports to the Township Committee have been received from the following Departments and are on file with the Clerk: Construction Office, Municipal Court, Police Department, Sewer & Tax Collector and Animal Control for the year 2022.

MINUTES

Motion (Venable, Bradway) to approve the Regular Meeting and Closed Session Minutes of the Township Committee Meeting held on January 17, 2023 and the Special Budget Minutes of a Meeting held February 7, 2023.

The motion to approve the Regular Meeting and Closed Session Minutes of the Township Committee Meeting held on January 17, 2023 and the Special Budget Minutes of a Meeting held February 7, 2023 passed a vote of the Township Committee as follows: 4-0

Ayes: Venable, Bradway, Crane and Collier

Nays: none Abstain: none Absent: Palombo

RESOLUTIONS

Motion (Collier, Bradway) for Resolution 2022-105, a resolution to approve a Shared Services Agreement with the County of Salem for Dispatching Services.

RESOLUTION 2022- 105

A RESOLUTION AUTHORIZING A SHARED SERVICES AGREEMENT BY AND BETWEEN THE COUNTY OF SALEM AND LOWER ALLOWAYS CREEK TOWNSHIP FOR POLICE DISPATCHING SERVICES.

WHEREAS the Township Committee of the Township of Lower Alloways Creek desires to have a Shared Services Agreement with the County of Salem for them to provide Police Dispatching Services to the Township of Lower Alloways Creek, Police Department, and;

WHEREAS, government entities can enter into such Shared Services Agreements pursuant to section 4 of P. L. 2007, c.63 (N.J.S.A..40A:65-4 et seq.), and;

NOW, THEREFORE BE IT RESOLVED that the Township Committee of the Township of Lower Alloways Creek hereby approves and authorizes the Mayor and Clerk to execute a Shared Services Agreement for Police Dispatching Services between the County of Salem and Lower Alloways Creek Township.

BE IT FURTHER RESOLVED that a copy of this resolution be attached to the Shared Services Agreement and be forwarded to the Clerk of the Salem County Freeholders, the Salem County Emergency Services Coordinator and the Chief of Police of the Township of Lower Alloways Creek.

The motion for Resolution 2022-105 a resolution to approve a Shared Services Agreement with the County of Salem for Dispatching Services did not pass a vote of the Township Committee as follows: 0-4

Ayes: none Nays: Bradway, Crane, Venable and Collier
Abstain: none Absent: Palombo

Motion (Venable, Bradway) for Resolution 2023-41, a Resolution to authorize a Shared Services Agreement to provide Snow Plowing and Salting Services to Stow Creek Township.

RESOLUTION 2023-41

A RESOLUTION TO AUTHORIZE A SHARED SERVICES AGREEMENT TO PROVIDE SNOW PLOWING AND SALTING SERVICES TO STOW CREEK TOWNSHIP

WHEREAS the Township Committee of the Township of Lower Alloways Creek desires to enter into a Shared Services Agreement to provide Snow Plowing / Road Salting Services to the Township of Stow Creek, and;

WHEREAS, municipalities can enter into such Shared Services Agreement pursuant to N.J.S.A. 40A:65-4 et seq., and;

WHEREAS, the Township of Lower Alloways Creek agrees to commence snow plow operations at the direction of the Stow Creek Township Committee or appropriate designee when snow reaches a minimum depth of two (2) inches and additional snow is forecast; and

WHEREAS, the Township of Stow Creek will purchase from Lower Alloways Creek, during the term of this agreement, road salt mix, sufficient to salt Stow Creek roadways as requested and conditions may require; and

WHEREAS, the Township of Stow Creek shall promptly provide payment to Lower Alloways Creek Township for said services upon receiving properly executed vouchers; and

WHEREAS the price schedule for the 2023 winter season to be paid by the Township of Stow Creek for the necessary municipal equipment with operator is as follows:

Municipal Snow Plowing / Road Salting Operating Rate **\$165.00/hour** (all hours)

Road Salt at the current price

NOW, THEREFORE, BE IT RESOLVED by the Lower Alloways Creek Township Committee that the Mayor and Clerk are hereby authorized to enter into and sign a Snow Plowing Shared Services Agreement for 2023 between the Township of Lower Alloways Creek and Stow Creek Township.

The motion for Resolution 2023-41, a resolution to authorize a Shared Services Agreement to provide Snow Plowing and Salting Services to Stow Creek Township passed a vote of the Township Committee as follows: 4-0

Ayes: Venable, Bradway, Crane and Collier

Nays: Abstain: none Absent: Palombo

Mayor Collier stated that Resolution 2023-42 would be discussed in Closed Session.

Motion (Venable, Bradway) for Resolution 2023- 43, a Resolution continuing payments for a shared services agreement by and between the County of Salem and Lower Alloways Creek Township for Police Dispatching Services as was provided in 2022.

The Committee discussed that was is meant by this resolution is to just to pay the County the same amount as was paid in 2022 and not approving any new 2023 agreement with the County for Police Dispatch Services.

RESOLUTION 2023-43

A RESOLUTION CONTINUING PAYMENTS FOR A SHARED SERVICES AGREEMENT BY AND BETWEEN THE COUNTY OF SALEM AND LOWER ALLOWAYS CREEK TOWNSHIP FOR POLICE DISPATCHING SERVICES AS WAS PROVIDED IN 2022.

WHEREAS the Township Committee of the Township of Lower Alloways Creek desires to have a Shared Services Agreement with the County of Salem for them to provide Police Communication Dispatching Services to the Township of Lower Alloways Creek, and;

WHEREAS, the Township Committee of Lower Alloways Creek recognizes that N.J.S.A. 40A:65-1 et seq., specifically authorizes local government units, including counties and municipalities, to enter into joint agreements, and;

WHEREAS, the Commissioners of the County of Salem have not been willing to discuss or agree to terms & conditions and payment schedules, but have instead insisted on increases to all county municipal police departments, including Lower Alloways Creek Township the increase is double digits annually, and;

WHEREAS, the state maximum for any municipal budget increase is set at 3.5% and the counties unwillingness to fairly negotiate this service, causes the Township Committee of the Township of Lower Alloways Creek to take the following action.

NOW, THEREFORE BE IT RESOLVED that the Township Committee of the Township of Lower Alloways Creek hereby states that it will continue to provide to the County of Salem the same payment for Dispatch Services as was provided in 2022, until the County of Salem is willing to fairly negotiate a Shared Services Agreement to provide Dispatching Services to the Lower Alloways Creek Police Department and the other area Municipal Police Departments.

BE IT FURTHER RESOLVED that a copy of this resolution be forwarded to the Clerk of the Salem County Freeholders, the Salem County Emergency Services Coordinator and the Police Chief of the Township of Lower Alloways Creek.

The motion for Resolution 2023-43 continuing payments for a shared services agreement by and between the County of Salem and Lower Alloways Creek Township for Police Dispatching Services as was provided in 2022 passed a vote of the Township Committee as follows: 4-0

Ayes: Venable, Bradway, Crane and Collier

Nays: none Abstain: none Absent: Palombo

ORDINANCE INTRODUCTION

Motion (Bradway, Crane) to introduce Ordinance 2022-04 An Ordinance to amend Chapter 99 known as “Housing Standards” of the Township Code of the Township of Lower Alloways Creek.

ORDINANCE 2023-04

AN ORDINANCE AMENDING CHAPTER 99 KNOWN AS “HOUSING STANDARDS” OF THE CODE OF THE TOWNSHIP OF LOWER ALLOWAYS CREEK

WHEREAS, the New Jersey State Legislature passed the Lead-Paint Inspection Law (P.L. 2021, c 182) to address potential lead-based paint hazards in residential rental properties;

WHEREAS, the law imposes an obligation on municipalities to perform or hire a certified lead evaluation contractor to perform inspections of certain single-family, two-family, and multiple rental dwellings for lead-based paint hazards, at times specified in the above referenced Act;

WHEREAS, the law requires that all municipalities assess an additional fee of \$20.00 per rental unit inspected which shall be deposited into the Lead Hazard Control Assistance Fund;

WHEREAS, the law also imposes additional inspection and documentation retention policies that require additional resources by both construction officials and the municipality; therefore, the Township Committee of the Township of Lower Alloways Creek feels it is in the best financial interest of the Township, and by extension its residents, to increase certain inspection fees.

WHEREAS, the Township Committee of the Township of Lower Alloways Creek desires to amend Chapter 99, known as “Housing Standards”, and;

NOW, THEREFORE, BE IT HEREBY ORDAINED by the Township Committee of the Township of Lower Alloways Creek that:

Section 1. That Chapter 99, Section 7, subsection D, of the Code of the Township of Lower Alloways Creek is hereby amended as follows:

§ 99-7. Compliance with standards required. [Amended 6-19-1990 by Ord. No. 90-9, 03-21-2023 by Ord 2023-04]

D. Application for said certificate of continued occupancy shall be made by the owner, in the event of lease, or the purchaser, in the event of sale of said dwelling or dwelling unit, to the Lower Alloways Creek Township Housing Officer at least ten (10) days before lease or sale and occupancy on a form supplied by said Housing Officer. The fee for said application and certificate of continued occupancy shall be ~~twenty-five dollars (\$25.)~~ **fifty dollars (\$50.00)** for the first and second inspections of the same dwelling or dwelling unit and **fifty dollars (\$50.00)** for each subsequent inspection necessary until a certificate of continued occupancy is issued.

G. Pursuant to the passage of the New Jersey Lead-Paint Inspection Law (P.L. 2021, c.182), all single-family, duplex, or multi-family rental dwelling units built before 1979 must be inspected for lead-based paint hazards during a turnover, or within two years of July 22, 2022, whichever is first. After the initial inspection, the rental unit is required to be inspected every three years or upon subsequent tenant turnover, whichever is earlier, but not sooner than two years. The landlord is responsible for the cost of inspection to obtain the certificate. The Landlord is further responsible for all costs to remediate any hazards identified within 30 days of inspection. Failure to do so will result in a fine of up to \$1,000 per week until the required inspection has been conducted or the remediation efforts have been initiated. If the landlord has already obtained a lead-free certificate from a State of New Jersey approved and licensed lead inspector, the property is exempt upon providing a lead-based certified to the Township Housing Officer. No Certificate of Occupancy for a home built before 1979 can be issued without an inspection certificate (lead safe or lead free) from a State of New Jersey approved and licensed lead inspector. Failure to obtain a lead safe or lead-free certificate within the time frames listed in the Lead Based Paint Inspection Law, P.L. 2021, c. 182 will result in previous issued CO to be revoked. As per the Lead Based Paint Inspection Law, P.L. 2021, c.182 the Township is required to hire a DCA approved Lead Inspector to perform inspections if the Landlord does not wish to hire their own DCA approved Lead Inspector. All fees associated with inspection are the full responsibility of the landlord and must be paid in full with proof of payment before any CO will be issued. Additionally, pursuant to the Lead-Paint Inspection Law (P.L. 2021, c. 182), the fee for a certificate of re-occupancy for rental single-family, duplex, and multi dwelling units built before 1979 shall be fifty dollars (\$ 50.00), which shall also include a mandatory fee of twenty dollars (\$20.00) which shall be deposited into the Lead Hazard Control Assistance Fund pursuant to the Lead-Based Paint Inspection Law

SECTION 2. All Ordinances or parts of Ordinances inconsistent herewith to the extent of such inconsistencies be and the same are hereby repealed to the extent of such inconsistency.

SECTION 3. This Ordinance shall take effect upon its final passage and publication as required by law. The provisions of this Ordinance shall remain in full force and effect until amended or repealed. Public Hearing on this Ordinance shall be held on Tuesday March 21, 2023 at 7:30 p.m., at the Municipal Building, 501 Locust Island Road, Hancock's Bridge, New Jersey.

This Ordinance which was introduced for First Reading on February 21, 2023, shall be published by Title in the South Jersey Times and placed on the Township's Bulletin Board giving notice of said Public Hearing as required by Law.

Introduction: February 21, 2023

COMMITTEE MEMBER	MOVE	SECOND	YES	NO	ABSTAIN	ABSENT
MR. BRADWAY	M		Y			
MS. CRANE		S	Y			
MR. PALOMBO						Absent
MR. VENABLE			Y			
MAYOR COLLIER			Y			

ORDINANCE PUBLIC HEARING AND POSSIBLE FINAL ADOPTION

Motion (Crane, Bradway) to open the Public Hearing on Ordinance 2023-01, an ordinance to exceed the Municipal Appropriations Limits and to Establish a CAP Bank in accordance with N.J.S.A. 40A:4-45.14.

The motion to open the Public Hearing on Ordinance 2023-01, an ordinance to exceed the Municipal Appropriations Limits and to Establish a CAP Bank in accordance with N.J.S.A. 40A:4-45.14 passed a vote of the Township Committee as follows. 4-0

Ayes: Crane, Bradway, Venable, and Collier

Nays: none Abstain: none Absent: Palombo

No one indicated they wished to make any Public Comments on Ordinance 2023-01.

Motion (Crane, Bradway) to Close the Public hearing on Ordinance 2023-01, an ordinance to exceed the Municipal Appropriations Limits and to Establish a CAP Bank in accordance with N.J.S.A. 40A:4-45.14.

The Motion to Close the Public Hearing on Ordinance 2023-01, an ordinance to exceed the Municipal Appropriations Limits and to Establish a CAP Bank in accordance with N.J.S.A. 40A:4-45.14 passed a vote of the Township Committee as follows: 4-0

Ayes: Crane, Bradway, Venable, and Collier

Nays: none Abstain: none Absent: Palombo

Motion (Venable, Bradway) for final adoption of Ordinance 2023-01, an ordinance to exceed the Municipal Appropriations Limits and to Establish a CAP Bank in accordance with N.J.S.A. 40A:4-45.14.

ORDINANCE 2023-01

CALENDAR YEAR 2023

AN ORDINANCE TO EXCEED THE MUNICIPAL BUDGET APPROPRIATION LIMITS AND TO ESTABLISH A CAP BANK IN ACCORDANCE WITH N.J.S.A. 40A:4-45.14

WHEREAS, the Local Government Cap Law, N.J.S.A. 40A:4-45.1 et seq., provides that in the preparation of its annual budget, a municipality shall limit any increase in said budget to 2.5% unless authorized by ordinance to increase it to 3.5% over the previous year's final appropriations, subject to certain exceptions; and

WHEREAS, N.J.S.A. 40A:4-45.15a provides that a municipality may, when authorized by ordinance, appropriate the difference between the amount of its actual final appropriation and the 3.5% percentage rate as an exception to its final appropriations in either of the next two succeeding years; and

WHEREAS, the Lower Alloways Creek Township Committee of the Township of Lower Alloways Creek in the County of Salem finds it advisable and necessary to increase its CY 2023 budget by up to 3.5% over the previous year's final appropriations, in the interest of promoting the health, safety and welfare of the citizens; and

WHEREAS, the Lower Alloways Creek Township Committee hereby determines that a 1% increase in the budget for said year, amounting to \$ 55,378.20 in excess of the increase in final appropriation otherwise permitted by the Local Government Cap Law, is advisable and necessary; and

WHEREAS, the Lower Alloways Creek Township Committee hereby determines that any amount authorized herein above that is not appropriated, as part of the final budget shall be retained as an exception to final appropriation in either of the next two succeeding years.

Lower Alloways Creek, in the County of Salem, a majority of the full authorized membership of this governing body affirmatively concurring, that, in the CY 2023 budget year, the final appropriations of the Township of Lower Alloways Creek shall, in accordance with this ordinance and N.J.S.A. 40A:4-45.14, be increased by 3.5%,

amounting to \$193,823.70, and that the CY 2023 municipal budget for the Township of Lower Alloways Creek be approved and adopted in accordance with this ordinance; and

BE IT FURTHER ORDAINED that any amount authorized hereinabove that is not appropriated as part of the final budget shall be retained as an exception to final appropriations in either of the next two succeeding years; and

BE IT FURTHER ORDAINED that a certified copy of this ordinance as introduced be filed with the Director of the Division of Local Government Services within five (5) days introduction; and

BE IT FURTHER ORDAINED that a certified copy of this ordinance upon adoption, with the recorded vote included thereon, be filed with said Director with five (5) days after such adoption.

Public Hearing on this Ordinance shall be held on Tuesday, February 21, 2023 at 7:30 p.m., at the Municipal Building, 501 Locust Island Road, Hancock's Bridge, New Jersey.

This Ordinance which was introduced for First Reading on Tuesday February 7, 2023, shall be published by Title in the South Jersey Times and placed on the Township's Bulletin Board giving notice of said Public Hearing as required by Law.

Introduction: February 7, 2023 5-0

COMMITTEE MEMBER	MOVE	SECOND	YES	NO	ABSTAIN	ABSENT
MR. BRADWAY			Y			
MS. CRANE		S	Y			
MR. PALOMBO			Y			
MR. VENABLE	M		Y			
MAYOR COLLIER			Y			

Final: February 21, 2023 4-0

COMMITTEE MEMBER	MOVE	SECOND	YES	NO	ABSTAIN	ABSENT
MR. BRADWAY		S	Y			
MS. CRANE			Y			
MR. PALOMBO						Absent
MR. VENABLE	M		Y			
MAYOR COLLIER			Y			

Motion (Venable, Crane) to open the Public Hearing on Ordinance 2023-02, an ordinance amending Chapter 32 known as "Officers and Employees" of the Code of the Township of Lower Alloways Creek.

The motion to open the Public Hearing on Ordinance 2023-02, an ordinance amending Chapter 32 known as "Officers and Employees" of the Code of the Township of Lower Alloways Creek passed a vote of the Township Committee. 4-0

Ayes: Venable, Crane, Bradway, and Collier

Nays: none Abstain: none Absent: Palombo

No one indicated they wished to make any Public Comments on Ordinance 2023-02.

Motion (Venable, Bradway) to Close the Public hearing on Ordinance 2023-02, an ordinance amending Chapter 32 known as "Officers and Employees" of the Code of the Township of Lower Alloways Creek.

The motion to Close the Public Hearing on Ordinance 2023-02, an ordinance amending Chapter 32 known as "Officers and Employees" of the Code of the Township of Lower Alloways Creek passed a vote of the Township Committee as follows. 4-0

Ayes: Venable, Bradway, Crane, and Collier

Nays: none Abstain: none Absent: Palombo

Motion (Venable, Crane) for final adoption of Ordinance 2023-02, an ordinance amending Chapter 32 known as “Officers and Employees” of the Code of the Township of Lower Alloways Creek.

ORDINANCE 2023-02

**AN ORDINANCE AMENDING CHAPTER 32 KNOWN AS “OFFICERS AND EMPLOYEES”
OF THE CODE OF THE TOWNSHIP OF LOWER ALLOWAYS CREEK**

WHEREAS, the Township Committee of the Township of Lower Alloways Creek desires to amend Chapter 32 known as “Officers and Employees”.

NOW, THEREFORE, BE IT HEREBY ORDAINED by the Township Committee of the Township of Lower Alloways Creek that:

Section 1. Chapter 32, Article XV to be known as CPWM Trainee is hereby established

Article XV

CPWM TRAINEE

[Adopted 02-21-2023 as Ord. No. 2023-02]

§ 32-43. Position created; duties.

§ 32-44. Manner of appointment.

§ 32-45. Compensation.

§ 32-43. Position created; duties.

The Township Committee hereby creates the position of CPWM Trainee. His/her duties shall include but not be limited to the following:

A. As directed under the leadership of the Superintendent of Public Works:

1. Directly manage the labor force of the Lower Alloways Creek Township Department of Public Works. This may include but not be limited to preparing and distributing daily work assignments, scheduling work projects and proper procurement of materials and supplies to keep projects on schedule.
2. Perform daily inspections of work performed by the employees of the Department of Public Works.
3. Schedule maintenance and repairs of all Township equipment.
4. Schedule maintenance and cleaning of Municipal building, Firehouse and Ambulance Hall.
5. Schedule maintenance and repairs to the twenty-nine Leisure Arms Complex Units.
6. Schedule maintenance and repairs to the Hancock's Bridge and Canton Sewer Treatment Plants.
7. Schedule maintenance and repairs to the six Sewer pump stations and sewer force mains and laterals.
8. Maintain Township Municipal Park, Playground and recreational ball fields.
9. In the event of emergencies coordinate work details and needed resources with the Superintendent.
10. Provide the Superintendent with labor and overtime reports, keeping overtime to a minimum.
11. Attend meetings, courses, conferences and training as may be required by the Superintendent.
12. Undertake the New Jersey Certified Public Works Manager Courses with the expectation of attainment of this Certification.

13. Any other duties or job functions assigned by the Superintendent of Public Works

§ 32-44. Manner of appointment.

The appointment of the CPWM Trainee shall be made by a majority vote of the Township Committee. The Township Committee shall consider the recommendation of the Superintendent of Public Works along with any and all other factors it deems relevant to make such appointment.

§ 32-45. Compensation.

Compensation for the CPWM Trainee shall be established by ordinance.

Section 2. Repealer, Severability and Effective Date.

- A. Repealer. Any and all Ordinances inconsistent with the terms of this Ordinance are hereby repealed to the extent of any such inconsistencies.
- B. Severability. In the event that any clause, section, paragraph or sentence of this Ordinance is deemed to be invalid or unenforceable for any reason, then the Township Committee hereby declares its intent that the balance of the Ordinance not affected by said invalidity shall remain in full force and effect to the extent that it allows the Township to meet the goals of the Ordinance.
- C. Effective Date. This Ordinance shall take effect upon proper passage in accordance with the law.

Public Hearing on this Ordinance shall be held on Tuesday, February 21, 2023 at 7:30 p.m., at the Municipal Building, 501 Locust Island Road, Hancock's Bridge, New Jersey.

This Ordinance which was introduced for First Reading on Tuesday February 7, 2023, shall be published by Title in the South Jersey Times and placed on the Township's Bulletin Board giving notice of said Public Hearing as required by Law.

Introduction: February 7, 2023 4-0-1

COMMITTEE MEMBER	MOVE	SECOND	YES	NO	ABSTAIN	ABSENT
MR. BRADWAY					ABSTAIN	
MS. CRANE		S	Y			
MR. PALOMBO			Y			
Mr. VENABLE	M		Y			
MAYOR COLLIER			Y			

Final: February 21, 2023 3-0-1

COMMITTEE MEMBER	MOVE	SECOND	YES	NO	ABSTAIN	ABSENT
MR. BRADWAY					ABSTAIN	
MS. CRANE		S	Y			
MR. PALOMBO						ABSENT
MR. VENABLE	M		Y			
MAYOR COLLIER			Y			

Motion (Venable, Crane) to open the Public Hearing on Ordinance 2023-03, an ordinance amending previous ordinances fixing the compensation paid to the appointed Officers and Employees of the Township of Lower Alloways Creek.

The motion to open the Public Hearing on Ordinance 2023-03, an ordinance amending previous ordinances fixing the compensation paid to the appointed Officers and Employees of the Township of Lower Alloways Creek passed a vote of the Township Committee. 4-0

Ayes: Venable, Crane, Bradway, and Collier

Nays: none Abstain: none Absent: Palombo

No one indicated they wished to make any Public Comments on

Motion (Venable, Crane) to close the Public hearing on Ordinance 2023-03, an ordinance amending previous ordinances fixing the compensation paid to the appointed Officers and Employees of the Township of Lower Alloways Creek.

The motion to close the Public Hearing on Ordinance 2023-03, an ordinance amending previous ordinances fixing the compensation paid to the appointed Officers and Employees of the Township of Lower Alloways Creek passed a vote of the Township Committee as follows. 4-0

Ayes: Venable, Crane, Bradway and Collier

Nays: none Abstain: none Absent: Palombo

Motion (Venable, Crane) for final adoption of Ordinance 2023-03, an ordinance amending Chapter 32 known as "Officers and Employees" of the Code of the Township of Lower Alloways Creek.

ORDINANCE 2023-03

AN ORDINANCE AMENDING PREVIOUS ORDINANCES FIXING THE COMPENSATION PAID TO THE APPOINTED OFFICERS AND EMPLOYEES OF THE TOWNSHIP OF LOWER ALLOWAYS CREEK

BE IT ORDAINED by the Township Committee of the Township of Lower Alloways Creek, in the County of Salem and the State of New Jersey, that an Ordinance Fixing the Compensation to be paid to the Appointed Officers and Employees of the Township of Lower Alloways Creek is hereby amended to provide rates of Salary and Wage compensation as follows:

POSITION	Salary or Hourly	Rate
CPWM Trainee	Hourly	\$ 30.00/hr ---- \$ 45.00/hr

SECTION 1. Other provisions that may increase any one individual's compensation include, but are not limited to: overtime, extended shifts, night shift differential, holidays, longevity and other provisions in agreements with the Township of Lower Alloways Creek or stated in the Municipal Employees Policy Manual.

SECTION 2. All Ordinances or parts of Ordinances inconsistent herewith to the extent of such inconsistencies be and the same are hereby repealed to the extent of such inconsistency.

SECTION 3. This Ordinance shall take effect upon its final passage and publication as required by law. The provisions of this Ordinance shall remain in full force and effect until amended or repealed.

Public Hearing on this Ordinance shall be held on Tuesday February 21, 2023 at 7:30 p.m., at the Municipal Building, 501 Locust Island Road, Hancock's Bridge, New Jersey.

This Ordinance which was introduced for First Reading on February 7, 2023, shall be published by Title in the South Jersey Times and placed on the Township's Bulletin Board giving notice of said Public Hearing as required by Law.

Introduction: February 7, 2023 4-0-1

COMMITTEE MEMBER	MOVE	SECOND	YES	NO	ABSTAIN	ABSENT
MR. BRADWAY					ABSTAIN	

MS. CRANE		S	Y			
MR. PALOMBO			Y			
MR. VENABLE	M		Y			
MAYOR COLLIER			Y			

Final: February 21, 2023 3 - 0 - 1

COMMITTEE MEMBER	MOVE	SECOND	YES	NO	ABSTAIN	ABSENT
MR. BRADWAY					ABSTAIN	
MS. CRANE		S	Y			
MR. PALOMBO						ABSENT
MR. VENABLE	M		Y			
MAYOR COLLIER			Y			

OLD BUSINESS

Mayor Collier asked if the Committee had time to look at the GoGov app and were they ready to vote on it. The indication from the Committee was that they had not look at it and were not ready to vote on it.

Mayor Collier was asked, that at the last meeting a resident had asked about the Township selling a foreclosed property, had anything been done about it. Mayor Collier responded that the Solicitor was still looking into it.

Ms. Crane asked if pricing for the internet had been secured to provide it to the Log Cabin and Senior Lunch. Mr. Clour stated that it had not been.

NEW BUSINESS

Motion (Venable, Crane) to approve an agreement with Fire Med Grant Solutions, LLC to author one grant proposal and submit all necessary documents to appropriate funding sources for Fire Fighter Operations & Safety related project at a cost of \$2500.00.

The motion to approve an agreement with Fire Med Grant Solutions, LLC to author one grant proposal and submit all necessary documents to appropriate funding sources for Fire Fighter Operations & Safety related project at a cost of \$2500.00 was passed by a vote of the Township Committee as follows: 4-0

Ayes: Venable, Crane, Bradway and Collier

Nays: none Abstain: none Absent: Palombo

Mayor Collier asked the Committee if they were interested in acquiring the Grange Property next to the Public Works Department.

A resident involved with the Grange stated that the Grange members were getting older and there was not much involvement in the organization any longer and they are interested in selling the property sometime this year.

Mayor Collier stated that he would have someone from the Public Works Department look at the property.

CORRESPONDENCE: All correspondence received has been distributed to the proper parties

REPORTS TO THE COMMITTEE & COMMITTEE REPORTS:

Police Department:

Chief Venable stated that the new Police Vehicle came in and they are looking for the next one.

Chief Venable stated that a car had been stolen in Elsinboro Township recently and all but one of the perpetrators had been arrested in Delaware.

Fire Department:

Chief Fogg stated that he was grateful to Mr. Clour for getting things setup, so the recent grant could be submitted on time.

Mayor and Committee Members

Mr. Bradway stated that he had the Monthly online meeting with the Wind Port and they stated that Parcel A is 40% completed. They have about 75-100 workers on site daily and the surcharge grade is complete on L2. Mr. Bradway stated that they are planning on doing their own appraisal of the properties and plan to meet with the Tax Assessor in April. Mr. Bradway state that they also spoke about New Bridge and Orstead will be having a met the tenant event this year (May / June).

Mayor Collier mentioned about creating a PILOT with the Wind Port tenants at some point, which would benefit LAC.

Ms. Crane stated that the Historic Log Cabin will be open on Sunday March nineteenth, 1 – 4 pm.

Mayor Collier stated the County Economic Coordinator recently spoke about a railway project, Housing and the investment Inspria has made in the Salem Hospital.

Mayor Collier also stated that PSEG has an outage coming up April 1 and there will be a siren test April 4th.

PUBLIC COMMENT: No one from the Public indicated that they wished to make any comments.

CLOSED SESSION

Motion (Venable, Bradway) for a resolution to convene into a Closed Session of Business.

RESOLUTION 2023 – 44
A RESOLUTION FOR A CLOSED SESSION

WHEREAS, in order to protect personal privacy and to avoid situations wherein the public interest might be disserved, the Open Public Meetings Act permits public bodies to exclude the public from that portion of a meeting at which certain matters are discussed.

NOW THEREFORE BE IT RESOLVED, by the Township Committee of the Township of Lower Alloways Creek that a portion of the meeting of the Township Committee be closed to the public to enable the Township Committee to discuss, and where appropriate, take action concerning the following matter(s) as permitted in accordance with N.J.S.A. 10:4-12:

____ 3. Any material the disclosure of which constitutes an unwarranted invasion of individual privacy such as records, data, reports, recommendations, or other personal material of any educational, training, social service, medical, health, custodial, child protection, rehabilitation, legal defense, welfare, housing, relocation, insurance and similar program or institution operated by a public body pertaining to any individual admitted to or served by such institution or program, including but not limited to information relative to the individual's personal and family circumstances, and any material pertaining to admission, discharge, treatment, progress or condition of any individual, unless the individual concerned (or, in the case of a minor or incompetent, his guardian) shall request in writing that the same be disclosed publicly.

____ 6. Any tactics and techniques utilized in protecting the safety and property of the public, provided that their disclosure could impair such protection. Any investigations of violations or possible violations of the law.

____ 7. Any pending or anticipated litigation or contract negotiation other than in (4) above in which the public body is, or may become a party. Any matter falling within the attorney-client privilege, to the extent that confidentiality is required in order for the attorney to exercise his ethical duties as a lawyer.

____ 8. Any matter involving the employment, appointment, termination of employment, terms and conditions of employment, evaluation of the performance of promotion or disciplining of any specific prospective public officer or employee or current public officer or employee employed or appointed by the public body, unless all individual employees or appointees whose rights could be adversely affected request in writing that such matter or matters be discussed at a public meeting.

More specifically, the matter to be discussed involves the following:

1. Litigation and negotiations

BE IT FURTHER RESOLVED, that the matters discussed will be available for public inspection

1. At such time the matter is concluded

BE IT FURTHER RESOLVED that this Resolution shall take effect immediately.

BE IT FURTHER RESOLVED that this Closed Session is expected to continue for ten (10) minutes and there after the regular meeting would then reconvene and further business by the Committee will take place at its conclusion.

The motion for a resolution to convene into a Closed Session of Business passed a vote of the Township Committee as follows: 4-0

Ayes: Venable, Bradway, Crane and Collier

Nays: none Abstain: none Absent: Palombo

Motion (Bradway, Crane) to come out of Closed Session and return to Open Session business of the Committee.

The motion to come out of Closed Session and return to Open Session business of the Committee passed a vote of the Township Committee as follows: 4-0

Ayes: Venable, Bradway, Crane, and Collier

Nays: none Abstain: none Absent: Palombo

Motion (Crane, Venable) for Resolution 2023- 42, a resolution rejecting all bids propels received on February 7, 2023 to build a Monopole Cellular/Broadband Tower

RESOLUTION 2023-42

RESOLUTION REJECTING ALL BID PROPOSALS TO BUILD A MONOPOLE CELLULAR / BROADBAND TOWER

WHEREAS, the Township of Lower Alloways Creek Committee authorized the receipt of bids for proposals to build a Monopole Cellular / Broadband Tower; and

WHEREAS, bids for proposals to build a Monopole Cellular / Broadband Tower were received as advertised for on February 7, 2023; and

WHEREAS, two bid proposals were received; and

WHEREAS, it is the desire of the Township to reject all bids received on February 7, 2023 for not meeting the needs of the Township and authorizes the revision of the specifications for rebid.

WHEREAS, N.J.S.A. 40A:11-13.2d states said rejection is just cause to reject all bids received to build a Monopole Cellular / Broadband Tower and

NOW, THEREFORE, BE IT RESOLVED by the Township Committee of the Lower Alloways Creek in the County of Salem, State of New Jersey that:

1. It hereby rejects all bids received to build a Monopole Cellular / Broadband Tower for the reasons set forth in this Resolution.
2. It hereby authorizes the revision of the specifications to build a Monopole Cellular / Broadband Tower to include provisions for building and turning the Cellular / Broadband Tower over to the Township for the abatement of lease fees, as well as a separate bid for receiving rent prior to the construction of the Tower and authorizes the Township's Qualified Purchasing Agent to determine the time, date and place for the receipt of bids.
3. It requires certified copies of this Resolution be provided by the Office of the Township Clerk to each of the following:
 - A) Purchasing Agent
 - B) Consultant
 - C) All rejected bidders as follows:
 1. Wireless Edge, 38 West Market Street, Rhinebeck, New York 12572
 2. Cellco Partnership, 180 Washington Valley Road, Bedminster, NJ 07921

The motion for Resolution 2023-42, a resolution rejecting all bids propels received on February 7, 2023 to build a Monopole Cellular/Broadband Tower passed a vote of the Township Committee as follows: 4-0

Ayes: Crane, Venable, Bradway and Collier

Nays: none Abstain: none Absent: Palombo

Motion (Crane, Bradway) for Resolution 2023-45, a resolution to authorize the Purchasing Agent to advertise a Request for Proposals for the construction of a Monopole Cellular / Broadband Tower with revised specifications.

RESOLUTION 2023-45

A RESOLUTION TO AUTHORIZE THE PURCHASING AGENT TO ADVERTISE A REQUEST FOR PROPOSALS FOR THE CONSTRUCTION OF A MONOPOLE CELLULAR / BROADBAND TOWER WITH REVISED SPECIFICATIONS

WHEREAS, the Township Committee of the Township of Lower Alloways Creek did reject all bid proposals received on February 7, 2023, to build a Monopole Cellular / Broadband Tower, and

WHEREAS the Township Committee stills desires to have built a Monopole Cellular / Broadband Tower on a parcel of land the Township owns in Hancocks Bridge.

NOW THEREFORE BE IT RESOLVED by the Township Committee of the Township of Lower Alloways Creek that it does authorize the Purchasing Agent to act as follows:

1. To revise the specifications to build a Monopole Cellular / Broadband Tower on Township property to include provisions for construction and turning the Cellular / Broadband Tower over to the Township for the abatement of lease fees
2. To promulgate a separate bid for receiving rents prior to the construction of the Cellular / Broadband Tower and point of use thereof.

3. To determine the time, date and place for the receipt such of bids

BE IT FURTHER RESOLVED that the Solicitor be given a copy of the specification prior to their advertisement for his review.

The motion for Resolution 2023-45, a resolution to authorize the Purchasing Agent to advertise a Request for Proposals for the construction of a Monopole Cellular / Broadband Tower with revised specifications passed a vote of the Township Committee as follows: 4-0

Ayes: Crane, Bradway, Venable and Collier

Nays: none Abstain: none Absent: Palombo

Motion (Crane, Bradway) to approve Officer Young to carry over into 2023 an additional 14.5 Vacation hours he was unable to use in 2022 because of disability leave.

The motion to approve Officer Young to carry over into 2023 an additional 14.5 Vacation hours he was unable to use in 2022 because of disability leave passed a vote of the Township Committee as follows: 3-0-1

Ayes: Crane, Bradway and Collier

Nays: none Abstain: Venable Absent: Palombo

Motion (Crane, Bradway) to authorize the purchase of three laptops by the Purchasing Agent as part of a full reimbursement shared services agreement with Stow Creek Township at a cost not to exceed 2500.00.

The motion to authorize the purchase of three laptops by the Purchasing Agent as part of a full reimbursement shared services agreement with Stow Creek Township at a cost not to exceed 2500.00 passed a vote of the Township Committee as follows: 4-0

Ayes: Crane, Bradway, Venable and Collier

Nays: none Abstain: none Absent: Palombo

ADJOURNMENT

Motion (Venable, Bradway) to adjourn the meeting at 9:05 p.m.

The motion to adjourn the meeting passed unanimously.

Minutes of the February 21, 2023 Meeting were approved at a Township Committee Meeting held March 21, 2023

ATTEST:

LOWER ALLOWAYS CREEK TOWNSHIP

Ronald L Campbell Sr. Clerk

Mayor, Timothy W. Bradway