

**City of Woodbury  
City Council Meeting Agenda  
Virtual Meeting**

**Link:**

**April 14, 2021**

**Virtual Waiting Room Opens 6:00 p.m.**

**Meeting starts 6:30 p.m.**

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The meeting of April 14, 2021 was called to order by Council President Hagerty at 6:30pm. Council President Hagerty led the Pledge of Allegiance followed by a Moment of Reflection.

**Open Public Meeting Statement**

Ms. Swanson read the Open Public Meetings Act Statement. This is a regular meeting of the City Council of the City of Woodbury. Due notice of this regular meeting provided to the press and public by posting and publication of Resolution #21-05 adopted at the 2021 Reorganization Meeting on January 6, 2021. Due to the current COVID-19 pandemic, Governor Phil Murphy signed Executive Orders No. 107 and 108, which took effect on March 21, 2020. Due to these Executive Orders the City of Woodbury has made it possible for public participation in City Business via an electronic format as defined in the Open Public Meetings. The agenda for tonight's meeting is being displayed on your screen. Or if you prefer, it can be found on the City of Woodbury's website at [www.woodbury.nj.us](http://www.woodbury.nj.us). Ms. Swanson then gave instruction on how the public sessions would be run, to ensure everyone who wishes to speak has a chance to do so.

**Roll Call:**

Present: Councilwoman Carter, Councilman Fleming, Councilman Merinuk, Councilwoman Miller, Councilman Miller, Councilwoman Moore, Councilwoman O'Connor, Councilwoman Parker, Council President Hagerty, Mayor Sickel

Absent:

Others Present: Acting City Clerk, Cassidy Swanson; Solicitor, Tim Scaffidi; Housing Official, John Leech; CFO, Robert Law; Police Chief, Thomas Ryan; Engineer, Erika Covely,

**Open to the Public for Agenda Items**

Council President Hagerty stated the meeting will be opened to the public for agenda items only. Since the meeting is being held virtually and some individuals are calling in, Ms. Swanson will read the agenda items aloud. Ms. Swanson then read the titles of the Ordinances and Resolutions. Ms. Swanson went on to give instructions again on how the public can be heard at this time. Councilwoman Parker made a motion to open to the public, seconded by Councilman Merinuk. Motion approved by unanimous voice vote.

Jared Hunter – 23 N Drexel Street –Mr. Hunter asked for clarification on the noise violation section of Ordinance No. 2337-21, how long does a noise violation stay with a tenant and if the noise violation has the potential to follow you to your next rental unit, potentially hindering your approval process from a new landlord. Mr. Scaffidi answered. Mr. Hunter then inquired about

section 10, subsection A7 parts A and B, asking who from the city has the discretion to define what disorderly conduct and nuisances are. Mr. Scaffidi answered Mr. Hunter asked if this was an amendment to an existing policy or was a new policy and if something has within the City to have this policy come into place. Council President Hagerty answered.

Hearing no one, Councilwoman Parker made a motion to close to the public, seconded by Councilwoman O'Connor. Motion approved by unanimous voice vote.

**ORDINANCE NO. 2337-21** AN ORDINANCE OF THE CITY OF WOODBURY ADOPTING A NEW CHAPTER OF THE CODE BOOK OF THE CITY OF WOODBURY TO BE TITLED "RENTAL HOUSING" Ms. Swanson read the title of the ordinance. Councilwoman O'Connor then asked to move to have the first reading of Ordinance No. 2337-21 with the approval to adopt after the second reading, Councilman Fleming seconded. Motion approved via roll call vote resulting in the following;

Ayes 9 Councilwoman Carter, Councilman Fleming, Councilman Merinuk, Councilwoman Miller, Councilman Miller, Councilwoman Moore, Councilwoman O'Connor, Councilwoman Parker, Council President Hagerty, Mayor Sickel  
Nays 0  
Absent 0

**ORDINANCE NO. 2335-21** AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF WOODBURY AMENDING CHAPTER 190, VEHICLES AND TRAFFIC, OF THE CODEBOOK OF THE CITY OF WOODBURY TO ADD A SECTION ENTITLED "FIRE LANES" Ms. Swanson read the title of the ordinance. Councilman Fleming made a motion to open to the public, seconded by, Councilman Miller. Motion approved by unanimous voice vote. Council President Hagerty again gave instructions on how the public could be heard at this time.

Hearing no one, Councilman Merinuk made a motion to close to the public, seconded by Councilwoman O'Connor. Motion approved by unanimous voice vote. Ordinance No. 2335-21 was passed via roll call vote resulting in the following;

Ayes 9 Councilwoman Carter, Councilman Fleming, Councilman Merinuk, Councilwoman Miller, Councilman Miller, Councilwoman Moore, Councilwoman O'Connor, Councilwoman Parker, Council President Hagerty,  
Nays 0  
Absent 0

**ORDINANCE NO. 2336-21** AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF WOODBURY REPEALING AND REPLACING CHAPTER 165, STORMWATER CONTROL, OF THE CODE BOOK OF THE CITY OF WOODBURY  
Ms. Swanson read the title of the ordinance. Councilman Fleming made a motion to open to the public, seconded by, Councilwoman O'Connor. Motion approved by unanimous voice vote.

John Fulmer – 541 Hunter Street – Mr. Fulmer requested a high level summary of the changes of Ordinance No. 2336-21. He also asked if there were any variances to this Ordinance making the system weaker or stronger than NJDEP. Councilman Fleming responded.

Hearing no one, Councilman Merinuk made a motion to close to the public, seconded by Councilwoman Parker. Motion approved by unanimous voice vote. Ordinance No. 2336-21 was passed via roll call vote resulting in the following;

Ayes 9 Councilwoman Carter, Councilman Fleming, Councilman Merinuk, Councilwoman Miller, Councilman Miller, Councilwoman Moore, Councilwoman O'Connor, Councilwoman Parker, Council President Hagerty,

Nays 0

Absent 0

**RESOLUTION NO. 21-69** RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY IN SUPPORT OF THE WOODBURY HEART & SOUL PROGRAM Ms.

Mayor Sickel then expressed her concerns about the verbiage used for Resolution 21-69 and wants it to be consistent with the program values. Mr. Scaffidi responded Ms. Swanson gave additional details on the Heart and Soul Program. Council President Hagerty suggested that additional time be taken to review Resolution No. 21-69, and that the resolution be tabled until next meeting.

Councilman Fleming made a motion to table the adoption of Resolution No. 21-69 seconded by Councilwoman Parker. The motion was approved by a unanimous voice vote.

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CONSENT AGENDA

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**RESOLUTION NO. 21-70** RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY AUTHORIZING THE SALE OF PUBLIC PROPERTY ON-LINE THROUGH A NEW JERSEY STATE CONTRACT AUCTION SERVICE (GOVDEALS.COM)

**RESOLUTION NO. 21-71** RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY AUTHORIZING AN AGREEMENT BETWEEN THE CITY OF WOODBURY AND THE COUNTY OF GLOUCESTER MUNICIPAL ALLIANCE JULY 1, 2021 TO JUNE 30, 2022

**RESOLUTION NO. 21-72** RESOLUTION AUTHORIZING THE EXECUTION OF A PROFESSIONAL SERVICES CONTRACT WITH SPYGLASS GROUP, INC. TO AUDIT THE CITY OF WOODBURY'S TELECOMMUNICATION SERVICE ACCOUNTS FOR COST RECOVERY AND REDUCTION FOR AN AMOUNT NOT TO EXCEED \$17,500.00

**RESOLUTION NO. 21-73** RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY CANCELLING TAXES FOR KURT WALZUR, A 100% DISABLED VETERAN, BLOCK 31.02 LOT 16 A.K.A. 98 N COLUMBIA ST

**RESOLUTION NO. 21-74** RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY AUTHORIZING RELEASE OF THE PERFORMANCE GUARANTEE AND ACCEPTING THE MAINTENANCE BOND OF ARAWAK PAVING CO. INC. FOR THE NJDOT LOCAL AID FY2019 RAILROAD AVENUE MILLING & OVERLAY PROJECT

**RESOLUTION NO. 21-75** RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY AUTHORIZING RELEASE OF THE PERFORMANCE GUARANTEE AND ACCEPTING THE MAINTENANCE BOND OF ARAWAK PAVING CO. INC. FOR THE FY2019 LOCAL ROADS IMPROVEMENTS PROJECT

**RESOLUTION NO. 21-76** RESOLUTION OF THE CITY COUNCIL OF THE CITY WOODBURY AWARDDING A CONTRACT TO A.C. SCHULTES, INC. FOR THE WELL DEVELOPMENT & PUMP REPAIRS TO WELL NO. 7

**RESOLUTION NO. 21-77** RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY HIRING A DRIVER/LABORER FOR THE WOODBURY PUBLIC WORKS DEPARTMENT, NUNC PRO TUNC

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END CONSENT AGENDA

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Councilwoman Parker made a motion to adopt the Consent Agenda as read at the beginning of the meeting, seconded by, Councilman Fleming.

Motion approved via roll call vote resulting in the following;

Ayes 9 Councilwoman Carter, Councilman Fleming, Councilman Merinuk, Councilwoman Miller, Councilman Miller, Councilwoman Moore, Councilwoman O'Connor, Councilwoman Parker, Council President Hagerty

Nays 0

Absent 0

**Report of the Mayor**

Mayor Sickel announced that the first Green Team cleanup initiative on April 25<sup>th</sup>, 2021 at Stewart Lake Park from 11AM-4PM. Bell Lake will also be a part of the initiative, the date is TBD. She explained that there are several grants in support of local businesses which will be advertised on our City website. Mayor Sickle then announced the resignation of city administrator Frank Brown.

**Department Report**

Mrs. Covely reported that the 2020 local roads project preconstruction meeting will take place on May 8<sup>th</sup>, and the project will begin on the 1<sup>st</sup> or 2<sup>nd</sup> week of May, weather depended. The preconstruction meeting for the Water Mains project is scheduled for the 20<sup>th</sup>. She thanked Council for awarding the bidding to Well 7, and she is in the works on getting the contractor onboarded by scheduling a preconstruction meeting for that project as well.

**Police Report**

Police Chief Ryan spoke about members of the straight-to-treatment program and the positive impact they have made from the program. He proceeded to share feedback from the program and give thanks to police officers, counselors and everyone who has helped make this possible.

**Unfinished Business**

No unfinished business at this time.

**New Business**

Councilman Fleming made a motion to accept the resignation letter of Franklin Brown; seconded by Councilwoman Parker. The motion was approved by a unanimous voice vote.

Councilman Fleming then made a motion to make Deputy Administrator John Leech and Chief Financial Officer Robert Law as temporary Co-Acting Administrators; seconded by Councilwoman O'Connor. The motion was approved by a unanimous voice vote.

To avoid conflict with the Woodbury City Public Schools Board of Education budget meeting, Councilman Merinuk made a motion to move our City Council meeting from 6:30PM on Wednesday April 28<sup>th</sup>, to 6:30PM on Tuesday April 27<sup>th</sup>; seconded by Councilwoman O'Connor. The motion was approved by a unanimous voice vote.

**Open to the Public**

Councilman Merinuk made a motion to open to the public, seconded by Councilman Fleming. Motion approved by unanimous voice vote. Council President Hagerty again gave instructions on how the public could be heard at this time.

Jared Hunter – 23 N. Drexel St. – Mr. Hunter inquired if the Community to Combat Poverty has met recently, as he has not heard any committee updates. He also inquired about a centralized way to get information about these committee meetings and initiative updates. Council President Hagerty answered.

Aaron Weber – 48 Hess Ave. – Mr. Weber expressed his excitement toward the cleanup at Stewart Lake Park. He then asked about details regarding the plan and mock-up of the new Green Acres Playground and Park. Ms. Covely and Mayor Sickel answered. Mr. Weber then asked if there was a plan by the city to restore the tennis court at Stewart Lake Park. Mr. Law and Council President Phil Hagerty answered. Mr. Weber then inquired about the delay in the banner program being able to install their art in the storefronts downtown. Ms. Swanson answered.

Pam Lewis – 115 West St. – Mrs. Lewis thanked Police Chief Ryan for the Straight-To-Treatment program. She gave well wishes to Mr. Brown, and congratulated Mr. Leech and Mr.

Law on their new acting role. She encouraged the City to keep up the good work, and thanked everyone for working together and continuing to make progress.

Hearing no one, Councilwoman Parker made a motion to close to the public, seconded by Councilman Fleming. Motion approved by unanimous voice vote

**Adjournment**

There being no further business, Councilwoman Parker made a motion to adjourn, seconded by Councilman Fleming. Motion approved by a unanimous voice vote. Meeting adjourned at 7:22 p.m.

Respectfully submitted,

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Cassidy Swanson, Acting City Clerk

**NOTICE PURSUANT TO N.J.S.A 10:4-8(d)**

**The items listed on this tentative agenda of the Mayor and Council President of the City of Woodbury constitutes the agenda to the extent known at the time of posting. Since this agenda is tentative, items may be added and/or deleted prior to the commencement of the meeting. Formal action may or may not be taken regarding each item listed on the final agenda.**