

**BOROUGH OF GLASSBORO
COUNCIL MEETING MINUTES
APRIL 13, 2010**

The Pre-Council Meeting, Work Session Portion of the Meeting of Mayor and Council of the Borough of Glassboro was called to order at 7:00 P.M. on Tuesday, April 13, 2010 in the Municipal Building with Mr. Brigandi, presiding.

OPENING STATEMENT

The Clerk read the following:

Pursuant to the Open Public Meetings Act, I hereby announce that adequate notice of this meeting as required by said Act, has been provided by adopting a schedule of regular meetings for the year 2010, which schedule was posted on the Borough Hall bulletin board, forwarded to both the Gloucester County Times and the Sentinel, and filed with the Borough Clerk on January 4, 2010.

ROLL CALL

The following persons answered roll call:

Mayor:	Mayor McCabe
Council Members:	Hector Cabezas
	George Cossabone
	Joseph D' Alessandro
	Anthony Fiola
	Edward Malandro
	Ingres Simpson
Assistant Administrator:	Joseph A. Brigandi, Jr.
Solicitor:	Timothy D. Scaffidi, Esq.

REVIEW BILL LIST

Council Members reviewed vouchers for payment, before signing their approval.

REVIEW OF AGENDA ITEMS

The Agenda was reviewed, with no questions from the Governing Body.

ADMINISTRATOR UPDATES

Isabella Drive Drainage Issues – Mr. Brunermer advised the Governing Body of the options he would suggest for the drainage issues.

Request for Curb Waiver – Mr. Brunermer advised the Governing Body of this request, and his recommendation. The Governing Body agreed with his recommendation and will take official action at the Work Session Meeting of May 6, 2010.

Samaritan House – Mr. Brigandi advised that a sign will be donated for the Samaritan House.

Solar Bid – Mr. Brigandi advised that he and Mr. Sawyer met to discuss solar energy options for the Borough.

CLOSED EXECUTIVE SESSION

RESOLUTION R: 154 – 10

**RESOLUTION AUTHORIZING A CLOSED MEETING OF THE MAYOR AND
COUNCIL OF THE BOROUGH OF GLASSBORO**

A motion was made by Mr. Malandro, seconded by Mr. Cabezas, at 7:45 P.M. to adopt Resolution 154-10 Authorizing a Closed Executive Meeting of the Mayor and Council of the Borough of Glassboro, to discuss Borough of Glassboro v. Domiciles ACR, Rowan/Glassboro Contractual Issues, Contractual Matters.

Motion carried

Upon no further discussion, a motion was made by Mr. Malandro, seconded by Mr. Cossabone, to close the Closed Executive Meeting at 8:00 P.M. and proceed to the Regular Council Meeting.

Motion carried

REGULAR COUNCIL MEETING

The Regular Meeting of Mayor and Council of the Borough of Glassboro was called to order at 8:00 P.M. on Tuesday, April 13, 2010 in the Municipal Building, with Mayor McCabe, presiding.

OPENING STATEMENT

**BOROUGH OF GLASSBORO
COUNCIL MEETING MINUTES
APRIL 13, 2010**

The Clerk read the following:

Pursuant to the Open Public Meetings Act, I hereby announce that adequate notice of this meeting as required by said Act, has been provided by adopting a schedule of regular meetings for the year 2010, which schedule was posted on the Borough Hall bulletin board, forwarded to both the Gloucester County Times and the Sentinel, and filed with the Borough Clerk on January 4, 2010.

SALUTE TO THE FLAG

Mayor McCabe led the Salute to the Flag.

OPENING PRAYER

NONE

ROLL CALL

The following persons answered roll call:

Mayor:	Mayor McCabe
Council Members:	Hector Cabezas
	George Cossabone
	Joseph D'Alessandro
	Anthony Fiola
	Edward Malandro
	Ingres Simpson
Assistant Administrator:	Joseph A. Brigandi, Jr.
Solicitor:	Timothy D. Scaffidi, Esq.
Engineer:	Mark Brunermer

PROCLAMATION/PRESENTATIONS

NONE

PUBLIC HEARINGS

ORDINANCE #10 – 07

BOND ORDINANCE AUTHORIZING VARIOUS WATER AND SEWER IMPROVEMENTS IN THE BOROUGH OF GLASSBORO, COUNTY OF GLOUCESTER, NEW JERSEY; APPROPRIATING THE SUM OF \$1,573,745 THEREFOR; AUTHORIZING THE ISSUANCE OF GENERAL OBLIGATION BONDS OR BOND ANTICIPATION NOTES OF THE BOROUGH OF GLASSBORO, COUNTY OF GLOUCESTER, NEW JERSEY IN THE AGGREGATE PRINCIPAL AMOUNT OF UP TO \$1,573,745; MAKING CERTAIN DETERMINATIONS AND COVENANTS; AND AUTHORIZING CERTAIN RELATED ACTIONS IN CONNECTION WITH THE FOREGOING

A motion was made by Mr. Cossabone, seconded by Mr. Fiola, to open the meeting to the public.

Motion carried

There being no comments, a motion was made by Mr. Malandro, seconded by Mr. Cossabone, to close the public hearing and adopt Ordinance 10-07 as written.

ROLL CALL

For: Cabezas, Cossabone, D'Alessandro, Fiola, Malandro, Simpson
Against: NONE

Motion carried

ORDINANCE #10 – 13

**AN ORDINANCE AMENDING CHAPTER 97 SECTIONS,
OF THE CODE OF THE BOROUGH OF GLASSBORO
(PERSONNEL POLICIES)**

A motion was made by Mr. Fiola, seconded by Ms. Simpson, to open the meeting to the public.

Motion carried

There being no comments, a motion was made by Mr. Fiola, seconded by Ms. Simpson, to close

**BOROUGH OF GLASSBORO
COUNCIL MEETING MINUTES
APRIL 13, 2010**

the public hearing and adopt Ordinance 10-13 as written.

ROLL CALL

For: Cabezas, Cossabone, D'Alessandro, Fiola, Malandro, Simpson
Against: NONE

Motion carried

READING OF THE MINUTES

A motion was made by Mr. Fiola, seconded by Mr. Cossabone, to dispense of the reading of the Minutes of the Regular Council Meeting of March 23, 2010 as well as the Closed Executive Session Meeting of March 23, 2010, and the Minutes be adopted as written.

Motion carried

COMMUNICATIONS

NONE

COMMITTEE REPORTS

Mr. Fiola stated he was in receipt of the Court Administrators Report for March.
Mr. Malandro stated he was in receipt of the Trash Tonnage Report.

UNFINISHED BUSINESS

NONE

NEW BUSINESS

The Clerk stated she was in receipt of the following:

N.J. State Firemen's Association Membership Application
Caleb J. Strong

A motion was made by Mr. D'Alessandro, seconded by Mr. Cossabone, to approve the foregoing application.

Motion carried

Application for Parade Permit
Glassboro Memorial Day Parade
To be held Monday, May 31st at 10:00 A.M.

A motion was made by Ms. Simpson, seconded by Mr. D'Alessandro, to approve the foregoing permit.

Motion carried

Application for Raffle License
Glassboro Child Development Center
To be held May 24, 2010 at the Center

A motion was made by Mr. D'Alessandro, seconded by Mr. Fiola, to approve the foregoing application.

Motion carried

ENGINEER'S REPORT

Mr. Brunermer stated construction work will commence in early May for the project on the corner of Mick and High Streets; there will be a pre-construction meeting tomorrow for Let Dance Studio and the Walgreens project on Delsea Drive is underway.

SOLICITOR'S REPORT

Mr. Scaffidi introduced the following **Resolutions and/or Ordinances by title only**:

All matters listed under Consent Agenda are considered to be routine by this Borough Council and will be enacted by one motion in the form listed. There will be no separate discussion of these items. If discussion is desired, that item will be removed from the Consent Agenda and will be considered separately. Where necessary, any item requiring expenditure is supported by Certificate of Availability of Funds. All Consent Agenda items will be reflected in the Minutes.

The following Resolutions will be voted upon as grouped action items – Consent Agenda

**BOROUGH OF GLASSBORO
COUNCIL MEETING MINUTES
APRIL 13, 2010**

RESOLUTION R: 100 – 10

**RESOLUTION AUTHORIZING EXECUTION OF MEMORANDUM OF UNDERSTANDING
AND RATIFICATION OF COLLECTIVE BARGAINING AGREEMENT BETWEEN
THE BOROUGH OF GLASSBORO AND UNITED FOOD AND CLERICAL WORKERS
(POLICE RECORDS UNIT)**

RESOLUTION R: 101 – 10

**RESOLUTION AUTHORIZING EXECUTION OF MEMORIANDUM OF UNDERSTANDING
AND RATIFICATION OF COLLECTIVE BARGAINING AGREEMENT BETWEEN
THE BOROUGH OF GLASSBORO AND UNITED FOOD AND CLERICAL WORKERS
(HIGHWAY LABORERS)**

RESOLUTION R: 102 – 10

**RESOLUTION AUTHORIZING EXECUTION OF MEMORANDUM OF UNDERSTANDING
AND RATIFICATION OF COLLECTIVE BARGAINING AGREEMENT BETWEEN
THE BOROUGH OF GLASSBORO AND UNITED FOOD AND CLERICAL WORKERS
(HIGHWAY MECHANICS)**

RESOLUTION R: 155 – 10

**RESOLUTION AUTHORIZING AGREEMENT FOR CERTAIN
PROFESSIONAL SERVICES ADOPTED BY THE BOROUGH OF GLASSBORO
(GLUCK WALRATH LLP – AFFORDABLE HOUSING LEGAL SERVICES)**

RESOLUTION R: 156 – 10

REQUEST FOR IN REM FORECLOSURE

RESOLUTION R: 157 – 10

**RESOLUTION AUTHORIZING EXECUTION OF AN
AMENDMENT TO REDEVELOPMENT AGREEMENT FOR THE
CAMELOT REDEVELOPMENT AREA**

**** NOTE: THIS RESOLUTION WAS PULLED FROM THE AGENDA. NO ACTION WAS TAKEN.***

RESOLUTION R: 158-10

**RESOLUTION AUTHORIZING AWARD OF CONTRACT BETWEEN THE BOROUGH OF
GLASSBORO AND PRISTINE LLC PURSUANT TO THE COMMUNITY DEVELOPMENT BLOCK
GRANT – R FUNDING FOR COMMERCIAL FACADES IN DOWNTOWN GLASSBORO
CONTRACT NO. SDM ASSOCIATES-WINDOWS AND ENTRANCE DOOR**

RESOLUTION R: 159-10

**RESOLUTION AUTHORIZING EXECUTION OF SHARED SERVICE AGREEMENT BETWEEN THE
COUNTY OF GLOUCESTER AND THE BOROUGH OF GLASSBORO (VEHICLE WASH FACILITY)**

RESOLUTION R: 160-10

**RESOLUTION AUTHORIZING ISSUANCE OF NEW HOTEL EXCEPTION
PLENARY RETAIL CONSUMPTION LICENSE TO FOR-FIL I, L.L.C.**

RESOLUTION R: 161 - 10

**RESOLUTION AUTHORIZING RELEASE OF MAINTENANCE BOND
FOR WATER AND SEWER IMPROVEMENTS FOR PINE HOLLOW AT HIDDEN CREEK,
PHASE II, BLOCK 351, LOT 1.01 (AMOUNT \$25,625.16)
IN THE BOROUGH OF GLASSBORO**

RESOLUTION R: 162 - 10

**BOROUGH OF GLASSBORO
COUNCIL MEETING MINUTES
APRIL 13, 2010**

**RESOLUTION AUTHORIZING RELEASE OF MAINTENANCE BOND
FOR WATER AND SEWER IMPROVEMENTS FOR PINE HOLLOW AT HIDDEN CREEK,
PHASE I, BLOCK 350, LOT 2 (AMOUNT \$43,244.64)
IN THE BOROUGH OF GLASSBORO**

RESOLUTION R: 163 - 10

**RESOLUTION AUTHORIZING RELEASE OF MAINTENANCE BOND
FOR SITE IMPROVEMENTS FOR PINE HOLLOW AT HIDDEN CREEK,
PHASE I, BLOCK 350, LOT 2 (AMOUNT \$62,444.43)
IN THE BOROUGH OF GLASSBORO**

RESOLUTION R: 164 - 10

**RESOLUTION AUTHORIZING RELEASE OF MAINTENANCE BOND
FOR SITE IMPROVEMENTS FOR PINE HOLLOW AT HIDDEN CREEK,
PHASE II, BLOCK 351, LOT 1.01 (AMOUNT \$58,014.41)
IN THE BOROUGH OF GLASSBORO**

RESOLUTION R: 165 – 10

**RESOLUTION AUTHORIZING PARTICIPATION IN THE
NEW JERSEY STATE HEALTH BENEFITS PROGRAM**

RESOLUTION R: 166 – 10

**RESOLUTION AUTHORIZING PARTICIPATION IN THE
NEW JERSEY STATE HEALTH BENEFITS PROGRAM**

RESOLUTION R: 167 – 10

**RESOLUTION AUTHORIZING EXECUTION OF CONTRACT
FOR DOG AND CAT CENSUS
IN THE BOROUGH OF GLASSBORO FOR THE YEAR 2010**

RESOLUTION R: 168 – 10

**RESOLUTION AUTHORIZING THE EXECUTION OF A
SECOND AMENDMENT TO THE REDEVELOPMENT AGREEMENT
WITH WHITNEY CRESCENT LLC**

RESOLUTION R: 169 – 10

**RESOLUTION AUTHORIZING EXECUTION OF A SECOND AMENDMENT
TO PROJECT MANAGEMENT SERVICES AGREEMENT
FOR THE BOULEVARD REDEVELOPMENT AREA
WITHIN THE GLASSBORO CENTRAL BUSINESS DISTRICT REDEVELOPMENT AREA**

RESOLUTION R: 170 – 10

**RESOLUTION AUTHORIZING EXECUTION
OF A PRE-PAYMENT AGREEMENT**

RESOLUTION R: 171-10

**A RESOLUTION TO AFFIRM THE BOROUGH OF GLASSBORO CIVIL RIGHTS POLICY WITH
RESPECT TO ALL OFFICIALS, APPOINTEES, EMPLOYEES, PROSPECTIVE EMPLOYEES,
VOLUNTEERS, INDEPENDENT CONTRACTORS, AND MEMBERS OF THE PUBLIC THAT COME
INTO CONTACT WITH MUNICIPAL EMPLOYEES, OFFICIALS AND VOLUNTEERS**

RESOLUTION R: 172-10

**BOROUGH OF GLASSBORO
COUNCIL MEETING MINUTES
APRIL 13, 2010**

**RESOLUTION AUTHORIZING EXECUTION OF SHARED SERVICE AGREEMENT BETWEEN
ROWAN UNIVERSITY AND THE BOROUGH OF GLASSBORO
(ENGINEERING SERVICES – PARTIAL TEMPORARY PARKING LOT)**

RESOLUTION R: 173 – 10

**RESOLUTION AUTHORIZING AGREEMENT FOR CERTAIN
PROFESSIONAL SERVICES ADOPTED BY THE BOROUGH OF GLASSBORO
(SICKELS & ASSOCIATES, INC. – ROWAN PARKING LOT)**

A motion was made by Mr. Malandro, seconded by Mr. Cabezas, for the adoption of the foregoing Resolutions R: 100-10 through R: 102-10 and R: 155-10 through R: 173-10, with the exception of R: 157-10, which was pulled from the Agenda.

ROLL CALL

For: Cabezas, Cossabone, D'Alessandro, Fiola, Malandro, Simpson
Against: NONE

**Mr. Fiola Abstained from R: 158-10 and R: 159-10.
Mr. D'Alessandro Abstained from R: 159-10.**

Motion carried

COMMENTS BY BOROUGH ADMINISTRATOR

Mr. Brigandi stated that Sora Holdings, Master Redevelopers, will be coming before the Planning Board regarding the Hotel/Conference Center. Additionally, the 2010 Municipal Budget will be Introduced at the Council Meeting of April 27, 2010.

COMMENTS BY MAYOR

Mayor McCabe thanked the union members for accepting concessions to their contracts in order for the Borough Introduce a budget with a zero tax increase.

PUBLIC PORTION

Regulations of Participation at Borough Council Meetings

1. The Chair must recognize a speaker.
2. The person must state his or her name, and address of residence for the record.
3. All persons recognized by the Chair must engage in respectful and orderly discourse. In the event of disrespectful, vulgar or inflammatory discourse, the Chair may exercise discretion and terminate the person's right to speak.
4. All statements to the Borough Council or the Administration must be addressed through the Chair.
5. Members of the public shall be given up to five minutes to address the governing body regardless of the number of issues during the Public Portion of the meeting and shall not be entitled to "borrow" time from others. At the discretion of the Chair and subject to the consent by the majority of the Council at a given meeting, this time allocation may be relaxed and extended which relaxation or suspension shall not constitute a binding precedent for other speakers on other issues. The limitations imposed herein relate solely to the Public Portion of the meeting and are not intended to apply to the Regular Business Meeting.

A motion was made by Mr. Fiola, seconded by Ms. Simpson, to open the meeting to the public.

Motion carried

There being no comments, a motion was made by Mr. Fiola, seconded by Mr. Cabezas, to close the Public Portion.

Motion carried

APPROVAL OF BILLS

A motion was made by Mr. Fiola, seconded by Mr. Cabezas, to pay all duly authorized bills.

Motion carried

(See attached pages 1- 10 dated 04/13/10)

**BOROUGH OF GLASSBORO
COUNCIL MEETING MINUTES
APRIL 13, 2010**

CLOSING COMMENTS

Mr. Fiola noted there were Rowan University students in the audience, and he asked them to stay after the meeting, so Council Members could meet with them.

ADJOURNMENT

A motion was made by Mr. Cossabone, seconded by Mr. Fiola, that the meeting be adjourned at 8:15 P.M.

Motion carried

The next regular meeting will be held on Tuesday, April 27, 2010 at 8:00 P.M.

Respectfully Submitted,

**Patricia A. Frontino
Municipal Clerk**

SINCE THESE MINUTES ARE NOT TO BE A VERBATIM TRANSCRIPT, THIS HAS BEEN A CONDENSED TRANSCRIPT OF THE MEETING. THE TAPE IS AVAILABLE DURING NORMAL BUSINESS HOURS FOR ANY INTERESTED PERSONS.