

**BOROUGH OF GLASSBORO
COUNCIL MEETING MINUTES
OCTOBER 12, 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, October 12, 2010 in the Municipal Building with Mr. Brigandi, Jr., 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 (Absent)
	Joseph D'Alessandro
	Anthony Fiola
	Edward Malandro
	Ingres Simpson
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

1. Recycle Bank – Mr. Brigandi asked the Governing Body for feedback on the news article that will be sent to residents regarding the RecycleBank Contract. The Governing Body needs additional time to review.

CLOSED EXECUTIVE SESSION

RESOLUTION R: 333 – 10

REMOVED FROM AGENDA

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, October 12, 2010 in the Municipal Building, with Mayor McCabe, 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.

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 (Absent)
	Joseph D'Alessandro
	Anthony Fiola
	Edward Malandro
	Ingres Simpson
Administrator:	Joseph A. Brigandi, Jr.
Solicitor:	Timothy D. Scaffidi, Esq.
Engineer:	Mark Brunermer

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PROCLAMATION/PRESENTATIONS

NONE

PUBLIC HEARINGS

ORDINANCE #28 - 10

**ORDINANCE ADOPTING THE SEVENTH AMENDMENT TO THE GLASSBORO
CENTRAL BUSINESS DISTRICT AND NEARBY ENVIRONS REDEVELOPMENT PLAN**

This amendment is for the Lake and Poplar area

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

Motion carried

There being no comments, a motion was made by Mr. Fiola, seconded by Mr. Malandro, to close the public hearing and adopt Ordinance 10-28 as written.

ROLL CALL

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

Motion carried

ORDINANCE #31 - 10

**AN ORDINANCE AMENDING CHAPTER 254, ARTICLE I, SECTION A(5), PUBLIC
RECORDS OF THE CODE OF THE BOROUGH OF GLASSBORO (FEES)**

To amend fees for photocopying, as per State statute

A motion was made by Mr. Malandro, 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. Fiola, to close the public hearing and adopt Ordinance 10-31 as written.

ROLL CALL

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

Motion carried

ORDINANCE #34 - 10

**AN ORDINANCE AUTHORIZING AND RATIFYING EXECUTION OF A THIRD AMENDMENT TO
PROJECT MANAGEMENT SERVICES AGREEMENT FOR THE BOULEVARD REDEVELOPMENT
AREA WITHIN THE GLASSBORO CENTRAL BUSINESS DISTRICT REDEVELOPMENT AREA**

To permit Sora to construct parking on Borough Owned property

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 the public hearing and adopt Ordinance 10-34 as written.

ROLL CALL

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

Motion carried

READING OF THE MINUTES

A motion was made by Mr. Fiola, seconded by Ms. Simpson, that the reading of the Minutes be dispensed with and that the Regular Council Meeting Minutes of September 28, 2010 be adopted as written.

Motion carried

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COMMUNICATIONS

NONE

COMMITTEE REPORTS

Mr. Fiola stated he was in receipt of the Treasurer's Account Deposit for the month of September from the Municipal Clerk.

Mr. Malandro stated he was in receipt of the Trash Tonnage Report.

UNFINISHED BUSINESS

NONE

NEW BUSINESS

NONE

ENGINEER'S REPORT

Mr. Brunermer stated the Water Tower work is proceeding as scheduled. With weather permitting, completion will be next month. For the A-1 (Whitney Center Bldg.), site improvements, storm water/sanitary water and the foundation are currently being done. The Boulevard Basin on Route 322 (round-about) landscaping and seedlings are being planted according to DEP's requirements. Let's Dance is progressing and hopes the paving will be done within a few weeks. For the Whitney Crescent Project on Ellis Street, the contractors are working on site improvements. Walgreens is close to completion, finishing the punch-list items and the interior. On Rowan Boulevard, all lights are in and operational, the Book Store is complete, street signs are going in and lining are being done; but the street will remain closed until the Barnes & Noble opening in mid November.

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

RESOLUTION R: 334 – 10

**RESOLUTION REQUEST FOR REFUND OF DUPLICATE PAYMENT
(BLOCK 362.02, LOT 31)**

Request by Tax Collector

RESOLUTION R: 335 – 10

**RESOLUTION AUTHORIZING IMPROVEMENT BOND ESTIMATE – PB'S DINER,
BLOCK 409.01, LOTS 13, 14 & 15
(SITE IMPROVEMENTS)**

Requested by Engineer

RESOLUTION R: 336 – 10

**RESOLUTION AUTHORIZING REFUND OF STREET OPENING
PERFORMANCE GUARANTEE MANSION BUILDERS
(PERMIT #09-022)**

Requested by Highway Superintendent, upon final inspection

RESOLUTION R: 337 – 10

**RESOLUTION AUTHORIZING REFUND OF STREET OPENING
PERFORMANCE GUARANTEE-JULANE VITARELLI
(PERMIT #9-023)**

Requested by Highway Superintendent, upon final inspection

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RESOLUTION R: 338 – 10

**RESOLUTION AUTHORIZING EXECUTION OF SECOND AMENDMENT AND
RESTATEMENT OF STUDENT HOUSING PHASE REDEVELOPMENT AGREEMENT
BETWEEN SORA HOLDING, LLC AND THE BOROUGH OF GLASSBORO**

To clarify what has been done. Old agreement called for five years Pilot

A motion was made by Mr. Fiola, seconded by Mr. Cabezas, for the adoption of the foregoing Resolutions R: 334 through R: 338-10.

ROLL CALL

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

Motion carried

ORDINANCE #10 - 36

**AN ORDINANCE OF THE BOROUGH OF GLASSBORO
AUTHORIZING A CERTAIN TAX ABATEMENT AGREEMENT
WITH FMG GLASSBORO PHARMACY ASSOCIATION, LLC
FOR A SHORT TERM TAX EXEMPTION**

To permit a five year Tax Abatement.

A motion was made by Mr. Malandro, seconded by Mr. Fiola, 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 the public hearing and adopt Ordinance 10-36 as written.

ROLL CALL

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

Motion carried

COMMENTS BY BOROUGH ADMINISTRATOR

NONE

COMMENTS BY MAYOR

NONE

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 Mr. Malandro, 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 the Public Portion.

Motion carried

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APPROVAL OF BILLS

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

Motion carried

(See attached pages 1- 8 dated 10/12/10)

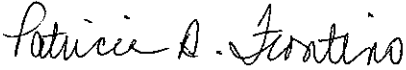
ADJOURNMENT

A motion was made by Ms. Simpson, seconded by Mr. Fiola, that the meeting be adjourned at 8:10 P.M.

Motion carried

The next regular meeting will be held on Tuesday, October 26, 2010 at 8:00 P.M.

Respectfully Submitted,



Patricia A. Frontino
Borough 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.**