

**CITY OF NORTHFIELD REGULAR MEETING MINUTES
AUGUST 13, 2024**

At 6:45pm this meeting was called to order by Municipal Clerk Mary Canesi. This meeting was properly advertised in the Press of Atlantic City on January 6, 2024, and in accordance with Public Law 75, Chapter 231.

FLAG SALUTE

The flag salute was led by Mayor Chau.

ROLL CALL

Present: Councilwoman Bucci; Councilwoman Carfagno; Councilman Dewees; Councilman Polistina; Councilman Smith; Council President Leeds.

Absent: Councilman Notaro.

Mayor Chau, Solicitor Facenda, Engineer DeBlasio, and Chief of Police VonColln were also present.

READING AND APPROVAL OF THE MINUTES

On a motion by Councilman Smith with a second by Councilwoman Bucci, all members present were in favor of approving the minutes of July 16, 2024, without formal reading.

MAYOR'S REPORT

Mayor Chau announced the meeting for the Central Municipal Court would be held on August 26th at 4pm at the Canale Center. He read the Police Department report and read a letter he received from County Executive Levinson regarding a statewide redevelopment plan, they were working to finalize a preliminary State plan and kickoff of the State's cross-acceptance process. Atlantic County was responsible for working with all 23 municipalities with details to follow. They were asking for confirmation of acceptance to participate by September 3, 2024.

Councilwoman Bucci asked for a copy of the letter.

Clerk Canesi noted that based on the County deadline, the Council would likely need to decide tonight.

Mayor Chau read the duties of a municipal participant.

Councilwoman Bucci volunteered.

Councilwoman Carfagno also offered to assist if needed.

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CITY ENGINEER’S REPORT

Engineer DeBlasio updated Council on the USDA grant application. USDA had given the City a \$17,000 grant for planning, the long-term goal was to get the grant to perform sanitary sewer improvements. The City needed to decide if it was going to accept the grant, and then move forward with applying for additional grants to do the work. He noted the bid opening details for the slip lining project if the resolution passed this evening. He would assist the City with a minor survey and evaluation of the little league field and to improve grading.

Council President Leeds asked was the \$17,000 grant to be used to apply for another grant?

Engineer DeBlasio replied; the \$17,000 from the USDA would cover the professional fees. He recalled the full grant was in the neighborhood of \$2M with the hopes of leveraging it with other grants.

Solicitor Facenda was aware of language that required a certain certification that said we cannot finance the \$17,000 on our own. According to some emails back and forth with the USDA they seem satisfied that we qualify. He did not believe the CFO had an issue with the USDA's explanation but did not want to put words in her mouth.

Mayor Chau would move forward if Council wanted him to.

Council President Leeds took a straw poll vote.

Clerk Canesi would prepare the revised document for the Mayor’s signature.

PUBLIC SESSION

Council President Leeds opened this meeting for any member of the public to speak on any topic.

Seeing no one from the public wishing to speak, the public comment portion of this meeting was closed.

RESOLUTIONS / CONSENT AGENDA

Council President Leeds read the following statement: “All matters listed under the consent agenda are considered to be routine in nature, and having been reviewed by Council, will be enacted by one motion. Any item may be removed from the Consent Agenda at the request of any Council Member and if so removed, will be treated as a separate matter. Any items requiring expenditure are supported by a Certification of Availability of Funds.”

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Council President Leeds announced that Resolutions 159, 160 and 163 had been pulled from the consent agenda.

Solicitor Facenda confirmed Resolution 172 was pulled as well.

On motion of Councilman Dewees, seconded by Councilwoman Bucci all members present, were in favor of voting on Resolutions 157-2024, 158-2024, 161-2024, 162-2024 and 164-2024 through 171-2024, by Consent Agenda.

- 157-2024** Authorizing the Tax Collector to Conduct an Electronic Tax Lien Sale
- 158-2024** Inserting an Item of Revenue in the 2024 Budget
- 161-2024** Inserting an Item of Revenue in the 2024 Budget
- 162-2024** Refund of Overpayment of Mercantile License Fee
- 164-2024** Resolution of the Common Council of the City of Northfield, County of Atlantic, New Jersey, Accepting Dedication of Right of Way Easement from Gables on Wabash, LLC
- 165-2024** Authorizing the Award of a Non-Fair and Open Contract for HVAC Equipment
- 166-2024** Authorizing Refund of Construction Permit Fees
- 167-2024** Resolution Authorizing Cancellation of Taxes Pursuant to N.J.S.A. 54:4-3.30 Property known as Block 170 Lot 16 (222 E Surrey Avenue)
- 168-2024** Approval of Specifications and Authorization to Proceed with Public Bidding for the Project known as “Various Sanitary Sewer Main and Manhole Rehabilitations”
- 169-2024** To Reject all Bids and Authorize Re-Advertisement of Request for Bids for Project Known as “Recreation Improvements at Birch Grove Park”, FY 2023 Local Recreation Improvement Grant (LRIG)
- 170-2024** To Approve an Application for Use of Facilities
- 171-2024** Authorizing Sale of City Property

Councilman Dewees motioned, Councilwoman Bucci seconded, to adopt the Consent Agenda.

Roll Call: Mrs. Bucci – yes; Mrs. Carfagno – yes; Mr. Dewees-yes; Mr. Notaro – absent; Mr. Polistina – yes; Mr. Smith – yes; Mr. Leeds – yes; Motion carried.

- 159-2024** A Resolution Authorizing the Chief Financial Officer to Execute a Contract with an Approved State Contract Vendor Pursuant to N.J.S.A. 40A:11-12a

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Councilman Dewees motioned, Councilwoman Bucci seconded, to adopt Resolution 159-2024.

Roll Call: Mrs. Bucci – yes; Mrs. Carfagno – yes; Mr. Dewees-yes; Mr. Notaro – absent; Mr. Polistina – yes; Mr. Smith – yes; Mr. Leeds – yes; Motion carried.

160-2024 A Resolution Authorizing the Chief Financial Officer to Execute a Contract with an Approved State Contract Vendor Pursuant to N.J.S.A. 40A:11-12a

Councilman Dewees motioned, Councilwoman Bucci seconded, to adopt Resolution 160-2024.

Councilman Smith asked for this to be pulled, he had concerns but was not in opposition to the Fire Department. We have purchased many vehicles, we are purchasing Tahoes at \$77,000 and he felt this was a luxury, and questioned whether or not we could repurpose other vehicles in our fleet to fulfill this necessity.

Mayor Chau had a meeting with all involved stakeholders. The only available vehicle is an over 20-year-old OEM vehicle, that would have to be reoutfitted, if possible. He was advised this was not economically feasible. Based on feedback from stakeholders Mayor Chau made the decision it would not be in our best interests to repurpose an older vehicle.

Councilman Smith noted we recently purchased two new vehicles for OEM, he did not believe that was necessary. If we are talking about financial responsibility, he believes we should be repurposing one of the new OEM vehicles. Councilman Smith did not have issue with the Fire Department's need. His point is that we should take the second OEM vehicle for the Fire Department and refurbish the older OEM vehicle for OEM. We live in a town that is three miles wide, why do we need luxury vehicles, such as Chevy Tahoes? He did not support it.

Councilwoman Bucci tended to agree with Councilman Smith, she knew the Fire Department had a need but we had other vehicles we could use.

Councilwoman Carfagno asked was this put in the budget?

Mayor Chau replied, yes and it was approved by City Council.

Mayor Chau felt this was a slap in the face to the Fire Department; this was approved and to change your minds now.

Councilman Smith said he took offense to that; he was only suggesting that instead of a new purchase, we use what we had already bought.

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Mayor Chau recommended that we go ahead.

Council President Leeds added that Chief Cummings had said if he got the OEM vehicle, he would want to trade it in so he can get the vehicle that the Fire Department needed.

Roll Call: Mrs. Bucci – no; Mrs. Carfagno – yes; Mr. Dewees-yes; Mr. Notaro – absent; Mr. Polistina – abstain; Mr. Smith – no; Mr. Leeds – yes; Motion carried.

163-2024 A Resolution Amending the Appointment of Conflict Labor Counsel in Accordance with N.J.S.A. 40a:11-5 (1) As a Professional Service

Solicitor Facenda explained its confidential nature.

Councilman Dewees motioned, Councilwoman Bucci seconded, to adopt Resolution 163-2024.

Roll Call: Mrs. Bucci – yes; Mrs. Carfagno – yes; Mr. Dewees-yes; Mr. Notaro – absent; Mr. Polistina – yes; Mr. Smith – yes; Mr. Leeds – yes; Motion carried.

172-2024 To Approve an Application for Use of Facilities

Councilwoman Carfagno motioned, Councilman Smith seconded, to adopt Resolution 172-2024.

Councilwoman Bucci requested discussion. She explained the pet parade and the many safety concerns that were raised.

Councilman Smith asked for the Chief's recommendation.

Chief VonColln announced that he sent an email to Clerk Canesi; he had concerns. Do we need Police presence, do we shut down the bike path? Who was going to enforce this? Who was going to check vaccination records?

Roll Call: Mrs. Bucci – no; Mrs. Carfagno – no; Mr. Dewees-no; Mr. Notaro – absent; Mr. Polistina – yes; Mr. Smith – no; Mr. Leeds – yes; Motion failed.

Solicitor Facenda explained we were amending the ordinance to remove the bike path from the areas to be used for facility use, if we are going to reconsider this, we will have to amend the ordinance again.

ORDINANCES

Councilwoman Bucci motioned; Councilman Polistina seconded to open the public hearing Ordinance 7-2024.

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- 7-2024** Amending Chapter 250 of the City of Northfield Code, Article II
Birch Grove Park, Veterans Park, and First Street Playground
Regulations
2nd Reading / Public Hearing / Final Consideration
Published in the Press of AC 8/17/2024

The Municipal Clerk read the Ordinance by title, stating that this is the second reading and public hearing, it is not anticipated that the matter will be considered for final adoption as an amendment has been proposed. If the amendment passes, the matter would be taken up for a further public hearing on September 3rd and voted upon for final consideration and thereafter published. Since introduction, the Ordinance has been posted in the lobby of City Hall and on the municipal website. Any member of the public who requested a copy of the ordinance would have been provided with one free of charge in the office of the Municipal Clerk.

Council President Leeds announced the public hearing on ordinance 7-2024 was now open to any member of the public who wishes to speak on Ordinance 7-2024.

Seeing no one wishing to speak, Council President Leeds closed the public hearing.

Council President Leeds stated that Council would now consider a Resolution to amend Ordinance 7, as introduced, prior to final adoption. The Council has opted to remove the Bike Path from this ordinance as a City facility that can be requested for “reserved use.”

RESOLUTION TO AMEND ORDINANCE 7-2024, AS INTRODUCED

- 173-2024** Authorizing Amendment to Ordinance No. 7-2024 Introduced July
16, 2024

Councilman Polistina motioned; Councilman Smith seconded to adopt Resolution 173-2024.

Roll Call: Mrs. Bucci – no; Mrs. Carfagno – no; Mr. Dewees- no; Mr. Notaro – absent; Mr. Polistina– no; Mr. Smith – yes; Mr. Leeds – no; Motion failed.

Council President Leeds motioned; Councilwoman Carfagno seconded to adopt Ordinance 7-2024 as introduced on July 16th.

Roll Call: Mrs. Bucci – yes; Mrs. Carfagno – yes; Mr. Dewees- no; Mr. Notaro – absent; Mr. Polistina– yes; Mr. Smith – yes; Mr. Leeds – yes; Motion carried.

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Councilwoman Carfagno motioned; Councilman Dewees seconded to adopt Ordinance 9-2024.

9-2024 Amending Chapter 325 of the City of Northfield Code, Entitled
Stormwater Management
2nd Reading / Public Hearing / Final Consideration
Published in the Press of AC 8/17/2024

The Municipal Clerk read the Ordinance by title and stated this is second reading, there will be a public hearing after which the matter will be considered for final adoption. Since introduction, the Ordinance has been posted in the lobby of City Hall and on the City website, and copies are available at no cost in the office of the Municipal Clerk during regular business hours. If approved the Ordinance will be published in the Press of Atlantic City on August 17th.

Council President Leeds open the public hearing.

Seeing no one wishing to speak, Council President Leeds closed the public hearing.

Roll Call: Mrs. Bucci – yes; Mrs. Carfagno – yes; Mr. Dewees- yes; Mr. Notaro – absent; Mr. Polistina– yes; Mr. Smith – yes; Mr. Leeds – yes; Motion carried.

PAYMENT OF BILLS \$ 1,862,117.26

Councilman Polistina motioned, Councilwoman Bucci seconded, to approve payment of bills.

Roll Call: Mrs. Bucci – yes; Mrs. Carfagno – yes; Mr. Dewees- yes; Mr. Notaro – absent; Mr. Polistina– yes; Mr. Smith – yes; Mr. Leeds – yes; Motion carried.

MEETING NOTICES

Council President Leeds read the meeting notices.

At 7:28pm, on motions properly made and seconded, all members present were in favor of adjourning the meeting.

Respectfully submitted,

Mary Canesi, RMC, Municipal Clerk