

**MINUTES OF  
THE BOROUGH OF CLEMENTON  
MARCH 19, 2024  
COUNCIL MEETING  
OF THE MAYOR AND COUNCIL**

**OPENING:** Mayor Thomas Weaver called the meeting to order at 7:00 p.m.

**OPEN PUBLIC MEETINGS ACT ANNOUNCEMENT:** Mayor Thomas Weaver read the following statement, "This meeting has been properly advertised and posted pursuant to N.J.S.A. 10:4-6, the Open Public Meetings Act." Notices of said meeting have been posted on the bulletin board and municipal website.

**ROLL CALL:** Jenai Johnson called the roll which resulted in the following members present: Mayor Thomas Weaver; Councilwoman Gwen Cantwell; Councilman Jonathan Fisher; Councilman Christopher McKelvey; Councilwoman Christine Nucera. Absent: Councilman Robert Dorsey; Councilman Thomas Shaw

**SALUTE TO THE FLAG:** Mayor Thomas Weaver led in the salute to the flag.

**PRIVILEGE OF THE FLOOR FOR A TOTAL TIME NOT TO EXCEED 10 MINUTES FOR ITEMS APPEARING ON THE AGENDA ONLY:** Mayor Thomas Weaver opened the floor to the public for comment regarding matters appearing on the agenda. Hearing none, the floor was closed.

**ENGINEER REPORT:** Jennifer Harris gave report. Berlin Clementon Rd Water Main Project should be finished by the end of the week. Safe Streets to Transit Phase 2 has begun. The Borough needs to execute the NJDOT Safe Routes to Schools agreement from the DOT Engineer. A discussion was held on whether we want to remove the slip line under the tracks from the contract, as it would save the Borough \$21,000. It was agreed by Mayor and Council that we want to keep the slip lining under the tracts. At this point we can expect an overage of about \$29,000 in man hours from the police department, without removing this. We had estimated for one officer for traffic control but we ended up needing 2 officers. Bottoms Lake permits are going to the DEP for Phase 2 The DEP has 90 days to review the permit. Safe Routes to Transit Phase 2 construction is contingent upon the lead service line replacements in that area and we are trying to do these projects at the same time, however we cannot hold up the project for just a few lines.

**APPROVAL OF THE BILL LIST:** Councilwoman Nucera motioned to approve the bill list. Motion was seconded by Councilman McKelvey and carried upon the call of roll. Ayes: Cantwell; Fisher; McKelvey, Nucera. Absent: Dorsey; Shaw.

**ORDINANCES AND RESOLUTIONS:**

*SECOND READING/PUBLIC HEARING*

ORDINANCE 2024-04 AMENDING AND SUPPLEMENTING CHAPTER 220 OF THE CODE OF THE BOROUGH OF CLEMENTON ENTITLED, "RENTAL PROPERTIES". Mayor Thomas Weaver read by title, Councilwoman Nucera motioned to approve, seconded by Councilman McKelvey and motion was carried upon the call of roll. Ayes: Cantwell; Fisher; McKelvey; Nucera. Absent: Dorsey; Shaw.

RESOLUTION R24-53 AUTHORIZING REFUND OF TAX OVERPAYMENT FOR BLOCK 107, LOT 16, OTHERWISE KNOWN AS 30 OVERINGTON AVENUE. Mayor Thomas Weaver read by title, Councilwoman Nucera motioned to approve, seconded by Councilman McKelvey and motion was carried upon the call of roll. Ayes: Cantwell; Fisher; McKelvey; Nucera. Absent: Dorsey; Shaw.

RESOLUTION R24-54 AUTHORIZING REFUND OF TAX OVERPAYMENT FOR BLOCK 75, LOT 25.28, DUE TO SUBDIVISION. Mayor Thomas Weaver read by title, Councilwoman Nucera motioned to approve, seconded by Councilman McKelvey and motion was carried upon the call of roll. Ayes: Cantwell; Fisher; McKelvey; Nucera. Absent: Dorsey; Shaw.

RESOLUTION R24-55 AUTHORIZING REFUND TO LIENHOLDER FOR BLOCK 7, LOT 3.16, OTHERWISE KNOWN AS 42 TROWBRIDGE LANE. Mayor Thomas Weaver read by title, Councilman Fisher motioned to approve, seconded by Councilman McKelvey and motion was carried upon the call of roll. Ayes: Cantwell; Fisher; McKelvey; Nucera. Absent: Dorsey; Shaw.

RESOLUTION R24-56 AUTHORIZING CANCELLATION OF YEAR END PENALTY FOR BLOCK 60, LOT 3, OTHERWISE KNOWN AS 26 BRAND AVENUE. Mayor Thomas Weaver read by title, Councilwoman Nucera motioned to approve, seconded by Councilman Fisher and motion was carried upon the call of roll. Ayes: Cantwell; Fisher; McKelvey; Nucera. Absent: Dorsey; Shaw.

RESOLUTION R24-57 AUTHORIZING ACCEPTANCE OF FY2024 SAFE AND SECURE COMMUNITIES PROGRAM GRANT AND AUTHORIZING THE MAYOR AND MUNICIPAL CLERK TO EXECUTE. Mayor Thomas Weaver read by title, Councilwoman Nucera motioned to approve, seconded by Councilman Fisher and motion was carried upon the call of roll. Ayes: Cantwell; Fisher; McKelvey; Nucera. Absent: Dorsey; Shaw.

RESOLUTION R24-58 AUTHORIZING WAIVER OF RENTAL FEE FOR USE OF MUNICIPAL FACILITIES FOR CAMDEN COUNTY EDUCATIONAL SERVICES COMMISSION. Mayor Thomas Weaver read by title, Councilman Fisher motioned to approve, seconded by Councilwoman Nucera and motion was carried upon the call of roll. Ayes: Cantwell; Fisher; McKelvey; Nucera. Absent: Dorsey; Shaw.

RESOLUTION R24-59 AUTHORIZING REFUND OF MARRIAGE LICENSE APPLICATION FEE. Mayor Thomas Weaver read by title, Councilwoman Nucera motioned to approve, seconded by Councilman Fisher and motion was carried upon the call of roll. Ayes: Cantwell; Fisher; McKelvey; Nucera. Absent: Dorsey; Shaw.

RESOLUTION R24-60 AUTHORIZING SUBMISSION OF STRATEGIC PLAN FOR YEAR 25 MUNICIPAL ALLIANCE GRANT FUNDING. Mayor Thomas Weaver read by title, Councilwoman Nucera motioned to approve, seconded by Councilman Fisher and motion was carried upon the call of roll. Ayes: Cantwell; Fisher; McKelvey; Nucera. Absent: Dorsey; Shaw.

RESOLUTION R24-61 AUTHORIZING REDUCTION OF PERFORMANCE BOND FOR SITE IMPROVEMENTS AT ROWAND POND, LEEWOOD VILLAGE, PHASE 4A. Mayor Thomas Weaver read by title, Councilwoman Nucera motioned to approve, seconded by Councilman Fisher and motion was carried upon the call of roll. Ayes: Cantwell; Fisher; McKelvey; Nucera. Absent: Dorsey; Shaw.

RESOLUTION R24-62 AUTHORIZING REDUCTION OF PERFORMANCE BOND FOR ROWAND POND, LEEWOOD VILLAGE, PHASE 111 SITE IMPROVEMENTS. Mayor Thomas Weaver read by title, Councilman Fisher motioned to approve, seconded by Councilman McKelvey and motion was carried upon the call of roll. Ayes: Cantwell; Fisher; McKelvey; Nucera. Absent: Dorsey; Shaw.

RESOLUTION R24-63 AUTHORIZING GRADING SERVICES FROM MAGNOLIA GARDEN CENTER FOR GRADING AND PREPARATION OF CARVER AND DANIEL DOUGHERTY BASEBALL FIELDS, AS APPROVED IN 2020 OPEN SPACE/RECREATION GRANT FUNDING. Mayor Thomas Weaver read by title, Councilman Fisher motioned to approve, seconded by Councilwoman Nucera and motion was carried upon the call of roll. Ayes: Cantwell; Fisher; McKelvey; Nucera. Absent: Dorsey; Shaw.

RESOLUTION R24-64 CONFIRMING APPLICATION OF LIHWAPP PAYMENTS FOR VARIOUS PROPERTIES IN THE BOROUGH OF CLEMENTON. Mayor Thomas Weaver read by title, Councilwoman Nucera motioned to approve, seconded by Councilman Fisher and motion was carried upon the call of roll. Ayes: Cantwell; Fisher; McKelvey; Nucera. Absent: Dorsey; Shaw.

RESOLUTION R24-65 APPROVING CHANGE ORDER #2 FOR BERLIN CLEMENTON AND GIBBSBORO ROAD WATER MAIN REPLACEMENT PROJECT. Mayor Thomas Weaver read by title, Councilwoman Nucera motioned to approve, seconded by Councilman Fisher and motion was carried upon the call of roll. Ayes: Cantwell; Fisher; McKelvey; Nucera. Absent: Dorsey; Shaw.



RESOLUTION R24-66 APPROVING PAYMENT APPLICATION FOR BERLIN CLEMENTON AND GIBBSBORO ROAD WATER MAIN REPLACEMENT PROJECT. Mayor Thomas Weaver read by title, Councilwoman Nucera motioned to approve, seconded by Councilman Fisher and motion was carried upon the call of roll. Ayes: Cantwell; Fisher; McKelvey; Nucera. Absent: Dorsey; Shaw.

**UNFINISHED BUSINESS:** Mayor Thomas Weaver opened the floor for comment regarding matters of unfinished business. Hearing none, the floor was closed.

**NEW BUSINESS:** Councilman Christopher McKelvey informed us that the Fire Department has applied for a Grant for \$460,000 for new communication equipment. This grant was applied for with and would be split between Lindenwold, Laurel Springs and Clementon. Councilwoman Gwen Cantwell asked for permission on behalf of the Fire Department to repaint the bay doors and the trim around it. The Fire Department has volunteered to do the painting themselves. Mayor and Council approve the painting of the doors red and the trim black. Councilman McKelvey gave report for the Police Department. 4 members went for training this month. The new Fire truck should be here by the end of the month. We are looking to auction the old fire chief's car to make room. The Library and Historical Museum website information needs to be updated. There are old records in the basement of the library, most of which will likely need to be disposed of. The Clerk's office will coordinate with public works in an effort to clean this out. The budget meeting is on Monday, March 25, 2024 and the Centennial Committee will meet on the first Monday in May. Councilwoman Gwen Cantwell shared that The Centennial Celebration is scheduled to be June 6<sup>th</sup> and 7<sup>th</sup>, 2025. The newsletter will be mailed out with this quarter's water bills as it will not increase the price of postage to include it. The Shade Tree Commission has a couple of clean-ups coming up: There's a town-wide clean-up on March 30<sup>th</sup>, Clean Communities is April 13<sup>th</sup> and the Shade Commission will be doing stream clean up on July 13<sup>th</sup>. The Easter Event is on March 30<sup>th</sup> from 10am to 2pm. Officer Kim Ott is spearheading the Municipal Alliance and it is going very well. Councilwoman Christine Nucera announced opening day for T-ball is April 6<sup>th</sup>. There are 4 playgrounds in town as well as the Veteran's Memorial that need to be power washed. Shamrock Power Wash volunteered to do it for free and can provide an insurance certification. Mayor and Council have no objections and Councilwoman Nucera will inform Public Work when they will come to do the work so they are aware. Councilman Jonathan Fisher had an estimate done to replace the awning at the community center which came to \$3600.00 and that would come the building repair budget. This would replace every part of the awning except for the metal framing. Mayor and Council were officially invited to opening day for CYAA. Councilman asked if the Fire Chief would provide a firetruck and the new car for the parade, which they are happy to do. Councilman Fisher shared that we will likely be getting cameras installed in the common areas in public works as well as GPS in all the Borough trucks.

**PRIVILEGE OF THE FLOOR:**

Rich Venuti- Sitley Ave: Joe Feldmen asked him to come on behalf of Joseph Hassup has 2 nonconforming lots he would like to combine and another lot he wants to donate to the borough. Mayor and Council have no opposition. This will be forwarded to our Solicitor George Botcheos for review.

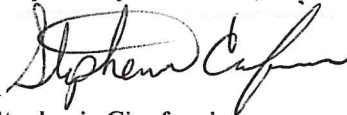
Brenda Franks- 46 Erie Ave: Mrs. Franks reminded Council that there is a sign already made up for Bottoms Lake and it is complete and still at Signs and Lines, when the sidewalk is complete in that area and they are ready to place the sign on the Hill. Mrs. Franks also inquired about the installation of a time clock at public works. Councilmen McKelvey and Fisher will look into the best way to try to implement this. Mrs. Franks enquired about the bid for a trash vehicle to include on arm bandit but that did not go through as the truck would not fit on all of our roads.

**ADJOURNMENT:** Councilman Fisher motioned to adjourn the meeting at 8:13 PM, seconded by Councilwoman Nucera and hearing none opposed, motion was carried by Mayor Thomas Weaver.

**EXECUTIVE SESSION:** Mayor Thomas Weaver asked for a motion to open the floor for Executive Session at 8:13pm regarding Personnel Matter Class I SLEO Officer Kim Ott. A proposal was brought before Mayor and

Council to promote Officer Kim Ott to full time status. This will increase her hours by 9 hours a week for a total of 40 hours per week and include benefits effective as of May 1, 2024, contingent upon the funds being available following the adoption of the 2024 budget. Councilman McKelvey motioned to approve, seconded by Councilman Fisher and motion was carried upon the call of roll. Ayes: Cantwell; Fisher; McKelvey; Nucera. Absent: Dorsey; Shaw. Councilwoman Nucera motioned to adjourn the Executive Session at 8:53 PM, seconded by Councilman Fisher and hearing none opposed, motion was carried by Mayor Thomas Weaver.

Respectfully Submitted,

A handwritten signature in black ink, appearing to read "Stephenie Cianfrani". The signature is fluid and cursive, with a large initial "S" and "C".

Stephenie Cianfrani  
Deputy Clerk