

Mayor Roach called the meeting to order.

Executive Session 2017:128

BE IT RESOLVED by the Mayor and Council of the Borough of Lindenwold that the Mayor and Council are now going into closed session to discuss legal matters, Delinquent Accounts Motion was made by President Randolph-Sharpe, second by Councilman DiDomenico that Resolution #2017:128 be adopted as read. Voice vote was unanimous in the affirmative. Motion carried.

Motion was made by President Randolph-Sharpe, second by Councilman DiDomenico to go out of executive session. Voice vote was unanimous in the affirmative. Motion carried.

Sunshine Law - Notice of this meeting has been duly advertised in compliance with the provisions of the open public meetings law. Please be advised that this meeting will be audio and video recorded for possible later playback.

Flag Salute

Roll Call of Council Members Present: Burrows, DiDomenico, Hess, Jackson, Strippoli, President Randolph-Sharpe, and Mayor Roach

First Reading Ordinance 2017-10

**ORDINANCE 2017-10 - AN ORDINANCE AMENDING CHAPTER 305 TAXATION, ARTICLE II EXEMPTION FOR RESIDENTIAL PROPERTY OF THE EXISTING LINDENWOLD**

WHEREAS, the municipal governing body of the Borough of Lindenwold wishes to increase the Exemptions available for Residential Properties, consistent with NJSA 40:A:21-1, et seq., and

WHEREAS, the Borough of Lindenwold has reviewed Chapter 305 Taxation, Article II Exemption for Residential Property and has recommended the following amendments:

The amount of the exemption shall be increased from up to \$15,000 to up to \$25,000 for a period of five years subsequent to the original determination of the Tax Assessor

**Add § 305-10 Tax Abatement**

Residential properties that receive a tax exemption pursuant to this Chapter, may obtain a Tax Abatement of up to 30% of the exemption amount, to be deducted from the current tax assessment on the property, upon submission and approval of an Application submitted to the Tax Assessor, on a form prescribed by the Director of the Division of Taxation, and submitted within the time prescribed for Tax Exemption Applications, as set forth in this Chapter. The Tax Abatement will be granted at the discretion of the Tax Assessor, and shall serve as an Abatement upon the residential property, for a period of Five Years, subsequent to approval by the Tax Assessor.

This ordinance shall take effect upon proper passage and publication according to law.

Motion was made by President Randolph-Sharpe, second by Councilman Jackson that Ordinance #2017-10 be adopted on first reading, published according to law, with second reading being held at next regular scheduled meeting. Roll call vote was unanimous in the affirmative. Motion carried.

**RESOLUTION #2017-129 Property Maintenance**

WHEREAS, the following properties in the Borough of Lindenwold had property maintenance work done by the Lindenwold Public Works for Code Compliance, and

WHEREAS, lien should be put on the following property for the cost of performing this work:

Date	Block	Lot	Address	Amount
5/9/17	127	2	205 E. Linden Ave. (Grass)	\$250.03
5/9/17	109	2.02	3 Fairmount Ave. (Grass)	\$250.03
5/9/17	299.04	23	2038 Winthrop (Grass)	\$250.03
5/9/17	187	14.01	702 Scott Ave. (Grass)	\$250.03
5/9/17	220	1	1002 Central Ave. (Grass)	\$250.03
5/9/17	186	3	347 Third Ave. (Grass)	\$250.03
5/9/17	186	9	612 Scott Ave. (Grass)	\$225.02
5/9/17	186	8.02	Third Ave.-Vacant Lot (Grass)	\$225.02
5/10/17	299.07	8	232 Winthrop Ave. (Grass)	\$268.79

5/16/17	240.01	46	155 Crossings Way (Grass)	\$250.03
5/16/17	288.03	7	210 Chatham Ave. (Grass)	\$250.03
5/18/17	201	12	444 Ninth Ave. (Grass)	\$250.03
5/18/17	170	7.07	58 Carver Ave. (Grass)	\$250.03
5/18/17	161	3.02	205 State Ave. (Grass)	\$250.03
5/18/17	47	2	715 Linden Ave. (Grass)	\$250.03

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Borough Council of the Borough of Lindenwold that lien be put on this property.

Motion was made by President Randolph-Sharpe, second by Councilman DiDomenico that Resolution #2017:129 be adopted as read. Roll call vote was unanimous in the affirmative. Motion carried.

**RESOLUTION #2017:130 -Approve Liquor Licenses**

BE IT RESOLVED by the Mayor and Borough Council of the Borough of Lindenwold that the following liquor licenses are hereby approved for the year 2017-2018:

<u>LICENSEE</u>	<u>NUMBER</u>
Wah-Way, Inc., t/a Paul's Tavern	#0422-33-002-004
Famiglia Affari LLC (Balsamo)	#0422-33-003-006

Motion was made by President Randolph-Sharpe, second by Councilman DiDomenico that Resolution #2017:130 be adopted as read. Roll call vote was unanimous in the affirmative. Motion carried.

**RESOLUTION 2017:131 Amend Resolution 119 for East Coast Pines**

To Amend Resolution 2017: 119, Which Waived And Discharged The Outstanding Solid Waste Management Utility Fee Due And Owing From East Coast Pines At Arborwood, LLC

WHEREAS, on April 26, 2017, the Mayor and Council of the Borough of Lindenwold waived and discharged an outstanding Solid Waste Management Utility Fee, due and owing from East Coast Pines at Arborwood, LLC and/or its successor in the amount of approximately \$99,942.86; and

WHEREAS, the Mayor and Council believe it is in the best interest of the Borough to amend that Resolution, to specifically name the successor of East Coast Pines at Arborwood, LLC in the Resolution; and

WHEREAS, the successor to East Coast Pines at Arborwood, LLC is Bilper, LLC; and

WHEREAS, the total amount due for the Solid Waste Management Utility Fee on that property was the sum of \$75,222.96 and not \$99,942.86; and

NOW THEREFORE, be it resolved by the Mayor and Council of the Borough of Lindenwold, County of Camden, State of New Jersey on this 24<sup>th</sup> day of May, 2017 that Resolution 2017:119 shall be amended to name the successor to East Coast Pines at Arborwood, LLC as Bilper, LLC, and that the amount of the Solid Waste Management Utility Fee shall be amended to reflect the actual arrearage in the amount of \$75,222.96.

Motion was made by President Randolph-Sharpe, second by Councilman DiDomenico that Resolution #2017:131 be adopted as read. Roll call vote was unanimous in the affirmative. Motion carried.

**RESOLUTION #2017:132 –Award Berlin Road Design Phase II**

WHEREAS, the Borough of Lindenwold awarded the Engineering Design Services for the Berlin Road Streetscape Project to Environmental Resolutions, Inc. in 2010, and

WHEREAS, due to the reduction of funding for this project, the scope of this project was reduced, and

WHEREAS, the Borough of Lindenwold was only able to complete from White Horse Road to Linden Avenue, and

WHEREAS, the Borough of Lindenwold wishes to apply for additional funding to complete the original scope of the Berlin Road Streetscape Project from Linden Avenue to Gibbsboro Road, and

WHEREAS, the Borough of Lindenwold is naming this project as Berlin Road Streetscape Project Phase II, and

WHEREAS, Environmental Resolutions, Inc. has submitted a proposal to provide engineering services to complete the revisions needed in order to submit and obtain federal approval by July 1, 2017.

THEREFORE, BE IT RESOLVED by the Mayor and Borough Council of the Borough of Lindenwold that the proposal for engineering services for Phase II be awarded to Environmental Resolutions, Inc. for an amount totaling \$13,375.00.

Motion was made by President Randolph-Sharpe, second by Councilman DiDomenico that Resolution #2017:132 be adopted as read. Roll call vote was unanimous in the affirmative. Motion carried.

Mayor reminded everyone of the Memorial Day Service at the Lindenwold Park.

Mayor Roach opened the meeting to the public.

Trevor Shaw, resident, asked Council for updates to the number of issues that he presented at the last meeting.

Mayor responded no. Resident questioned when he can expect updates. Mayor recommended that the resident speak with Code Enforcement. Resident asked how long each member has served. Mayor responded that the information is provided on the Borough website. Resident continued to ask for the length of service. The Mayor responded he has served 19 years and President Randolph-Sharpe 12 years. The Mayor asked if the resident has abated his violation for bees. Resident responded that he had. Mayor and resident continued to discuss the violations that were presented. The resident questioned the advertisement. The Borough Clerk responded that at reorganization the Borough lists the newspaper. The resident continued to question the posting of Borough announcements. The Mayor also stated that it is posted on the Borough website as well as in the Borough Hall.

Norbert Burkholtz, resident, questioned payment of default taxes in foreclosure. The Borough Solicitor responded that back taxes are paid. The resident continued to discuss this matter and liens. The Borough Solicitor explained the different processes and the situation in Arborwood. Mr. Burkholtz is concerned about the community without everyone paying their share of taxes. Mr. Burkholtz asked about Eminent Domain for this property. Mayor responded that a plan has not been developed. Another meeting will be scheduled once the Borough has more information.

Andrew Smith, resident, spoke of the problems of foreclosed and vacant properties. He would like to see the Borough more active to resolve this issue now that the economy is improving. Mayor Roach responded that the Borough has been very aggressive in this area with the ordinances and requiring the registration of these properties. In addition, those dangerous properties are being considered for demolition. President Randolph-Sharpe responded that the banks have five years in regards to these properties. Councilman DiDomenico added that the first reading was passed for tax abatement. Council is doing everything they can regarding these properties.

Joseph Richardson, owner of Lindenwold property, appeared at the last meeting and did not explain his situation properly at the last meeting. He purchased a property on Aston Martin and stated that he has taken one of the eye sores and turned it into an "eye catcher". He again requested that the back taxes and interest be refunded as he did not feel it was his obligation. He reviewed the history of the property that was previously listed as tax exempt. He questioned the taxes when purchasing the property from the realtor and was misinformed. He contacted the tax office on several occasions. He also stated about the abrupt manner that the Tax Collector spoke to him regarding this matter. He continued to explain the history of the property. The Mayor questioned what he is requesting. Mr. Richardson stated it was not fair that he had to pay the prior interest. The Borough Solicitor tried to understand the matter by questioning Mr. Richardson who continued with his history of the matter. President Randolph-Sharpe stated that research was needed. Mayor again asked what he is requesting. The Owner is requesting a refund of approximately \$600. The Borough Solicitor will contact the Tax Assessor regarding this matter.

Daniel Williams, property owner, questioned about what the Borough is doing about the back taxes. When he purchased a property from Sheriff Sale, he was required to pay \$8,000. Another property he would like to purchase has back taxes of over \$4,000. The Mayor responded that the Borough is unable to comment at this time until a plan has been submitted. Mr. Williams continued to question the Borough's responsibility and obligation for the Borough to foreclose on these properties. Council continued to explain the Borough's position. The Borough Solicitor responded that the Borough will address this through the process of Redevelopment. Council tried to explain the legalities of this matter as it is considered private property which is the responsibility of the owners.

There being no one else desiring the floor, the Mayor closed the meeting to the public.

Motion was made by Councilman Strippoli, second by President Randolph-Sharpe that the meeting be adjourned. Voice vote was unanimous in the affirmative. Motion carried.

DATED: July 12, 2017

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Deborah C. Jackson, RMC  
Borough Clerk