

Mayor Dunwell called the Meeting of the Common Council of the Borough of Alpha to order at 7:00 p.m. on May 23, 2017.

Mayor Dunwell announced that adequate notice of the meeting was given and posted on the bulletin board in the Clerk's office satisfying the requirements of the Open Public Meeting Act:

NOTICE

Pursuant to the provisions of the Open Public Meetings Act, adequate notice of this meeting has been given. On January 1, 2017, the Municipal Clerk delivered to the Star Gazette/Express-Times and posted on the bulletin board in the Municipal Clerk's office a notice containing the date, time, and place of this meeting of the Borough Council. Also said notice has been mailed to persons requesting the same.

Mayor Dunwell led prayer and the salute to the flag.

Roll Call: Present; Councilman Cartabona, Councilwoman Gable, Councilman Pettinelli, and Councilman Schwar. Absent; Councilwoman Grossman and Councilman Seiss.

Public Comment:

Sharon Hoffman, 6th Avenue, asked about the status on the water service to the property on 7th Avenue that she inquired about last time.

Lester Kober, South Blvd, inquired about chipping in the borough.

Resolutions:

Motion made by Councilman Cartabona to approve Resolution 2017-92, motion seconded by Councilwoman Gable. Roll Call: Ayes; Cartabona, Gable, Pettinelli, and Schwar. Nays; None.

**RESOLUTION 2017-92
RESOLUTION AWARDING A LEASE FOR PARKING
VEHICLES ON BOROUGH PROPERTY TO JASON PFEIFFER**

WHEREAS, the Mayor and Council of the Borough of Alpha have determined that a certain portion of land within real property owned by the Borough of Alpha at/off Industrial Drive, Alpha, NJ known as block 99, lot 2 of the Borough of Alpha, may be leased to the highest bidder, pursuant to New Jersey law, as a tenant on site for the parking of commercial vehicles owned by tenant and/or tenant's family and for other use approved by the Borough; and

WHEREAS, the Mayor and Council of the Borough of Alpha have openly and publicly bid such lease, pursuant to New Jersey law; and

NOW, THEREFORE BE IT RESOLVED, by the Borough Council of the Borough of Alpha, County of Warren, State of New Jersey, that the said lease for a tenancy at the site is hereby awarded to Jason Pfeiffer having a bid Twenty-Four Thousand Three Hundred dollars and no 00/100 (\$24,300.00) for a three-year term (\$8,100.00 per year for three years).

BE IT FURTHER RESOLVED, that the Mayor, Clerk and/or Borough Attorney are authorized to execute all necessary documents to effectuate a lease of the said property.

Department Reports:

Administration, Councilwoman Gable: Councilwoman Gable reported that she is still working on replacing the municipal clerk. She also reported that she is working on getting us a new website that is user friendly and easily accessible. She stated that she asked for suggestions from the public on Facebook for our website. Councilwoman Gable requested 25 minutes in executive session for personnel/contractual. In closing, Councilwoman Gable approved all bills, salaries, and wages for her department.

Councilman Cartabona inquired about the hiring of the web designing company. He also inquired about grass cutting complaints in the borough.

Finance, Councilman Michael Schwar: Councilman Schwar reported that the CFO is on vacation and will be out until May 31st. He also reported that the youth association picnic is on June 25th, and the registration for that closes on June 3rd. Councilman Schwar reported that he learned that the laws have changed on catch basins; if the catch basin is more than 4 feet deep it is now considered a confined space. He stated that PACE offers free training for the governing body and DPW if anyone is interested in going. Councilman Schwar also learned at the meeting that more and more municipalities are having issues with cyber security. Councilman Schwar received a copy of the fire company audit and he has to look it over. In closing, Councilman Schwar approved all bills, salaries, and wages for his department.

Health & Welfare, Councilman Peter Pettinelli: Councilman Pettinelli reported that he spoke with Tracy Hess from Warren County Health Department about a possible new strain of Lyme disease that was mentioned at a previous meeting. According to Ms. Hess, there is no new strain and no need for alarm. Councilman Pettinelli also reminded everyone of the cleanup dates for June 16th and 17th. Councilman Pettinelli requested 5

minutes in executive session for contractual. In closing, Councilman Pettinelli approved all bills, salaries, and wages for his department.

Public Property, Councilwoman Tracy Grossman: Councilman Cartabona gave the following report for Councilwoman Grossman: no report. In closing, Councilman Cartabona approved all bills, salaries, and wages for her department.

Mayor Dunwell reported that we put in the capital budget for a new phone system (called One Talk) for the municipal building and total cost is under \$200. Mayor Dunwell also reported that we just got the wood in for the Benke field bleachers and they will get done soon. He also reported that last Tuesday he met with EB Fence, and is waiting for quotes. Mayor Dunwell advised residents that all of their public property/recreation concerns have been and are currently being addressed.

Public Safety, Councilman Thomas Seiss: Councilwoman Gable gave the following report for Councilman Seiss: Councilwoman Gable reported that Councilman Seiss met with Chief Stettner in regards to the prisoner assistance program. She stated that he asked the DPW department to set up a cleanup with them. Councilwoman Gable requested 5 minutes in executive session for contractual. In closing, Councilwoman Gable approved all bills, salaries and wages for his department.

Public Works, Councilman Louis Cartabona: Councilman Cartabona reported that he contacted the NJ Youth Corps to see if the borough can form a relationship with them. He also reported that he received quotes for planting arbor trees in front of the pump house. The quotes he received are coming in around \$3,000 for 20 trees, including installation. Councilman Cartabona stated that we have sewer manhole covers in the DPW garage, which will be getting replaced. He also reported that he attended the emergency squad banquet and the Memorial Day event on Sunday. In closing, Councilman Cartabona approved all bills, salaries, and wages for his department.

Professionals & Official Reports:

Mayor, Craig S. Dunwell: Mayor Dunwell reported that the Warren County OEM is having a coordination session in anticipation of a table top drill they are running. They plan on simulating a train derailment in Alpha and go through what the drill would be

like for first responders. Mayor Dunwell requested 25 minutes for contractual, potential litigation, and personnel.

Councilman Cartabona inquired about grease traps in our surrounding schools.

Police Department, Chief: Chief Stettner reported that Hope Day will be held on June 3rd at Walter's Park.

Engineer, Stephanie Cuthbert: Ms. Cuthbert reported that they spent the day at Frace Street, and the startup is being completed. She stated that they had good control, but when they shut down the plant and tried to restart it, they lost control of the PH. Ms. Cuthbert stated that to correct this issue, next time they are going to go into the system and discharge through the fire hydrant instead of residences. Ms. Cuthbert reported that they believe there is something wrong with the PH probe and they are going to reach out to PACT to handle the issue. Ms. Cuthbert reported that the sanitary project will be started this Thursday by the contractor. She stated that it will probably take a week or two for the pipes to come in, and then it will take about a day to complete. Ms. Cuthbert also reported that we received bids for the sanitary project, and the bid tabulation will need to be reviewed by council. Mayor Dunwell advised that we have 60 days to deny or approve. Councilman Cartabona inquired with Ms. Cuthbert about the manhole repairs. Ms. Cuthbert stated that the inspector is going to take a look tomorrow and she will be getting quotes for a meter pit. Councilman Schwar asked Ms. Cuthbert if she had spoken to Mrs. Homa regarding the new issues. Mayor Dunwell responded that it is on his list to talk to Mr. Homa. Councilman Schwar also inquired about Penn Bower completing projects in the county. Mayor Dunwell stated that they completed some, but not all just yet.

Code Enforcement, Thomas Fey: Councilwoman Gable gave the following report for Mr. Fey: Councilwoman Gable reported that he received two calls and he is looking into those issues.

Second Public Comment:

George Cupon, Sampson Avenue, inquired about the power being on at the pool.

Leo Pursel, High Street, inquired about the \$5.00 monthly power fee at the pool.

Payment of Bills & Claims:

Councilman Pettinelli made a motion to make the director's report a part of the minutes. Councilman Cartabona, seconded the motion, all were in favor.

Councilman Schwar made a motion that the CFO be authorized to pay all bills authorized by the director. Councilman Cartabona seconded the motion. Roll call: Ayes; Cartabona, Gable, Pettinelli, and Schwar. Nays: none.

Councilman Schwar made a motion that the CFO be authorized to pay all salaries and wages approved by the director, seconded by Councilwoman Gable. Roll call: Ayes; Cartabona, Gable, Pettinelli, and Schwar. Nays: none.

Máy 23, 2017 04:42 PM

BOROUGH OF ALPHA
Bill List By P.O. Number

Page No: 1

P.O. Type: All
Range: First to Last
Format: Condensed

Open: N Paid: N Void: N
Rcvd: Y Held: Y Aprv: N
Bid: Y State: Y Other: Y Exempt: Y

PO #	PO Date	Vendor	PO Description	Status	Amount	Void Amount	PO Type
16-00217	03/22/16	PACT	PACT TWO, LLC	Frace Strt Redundancy Project	Open	158,360.35	0.00 B
17-00293	04/27/17	STAP	STAPLES BUSINESS ADVANTAGE	Finance Office supplies+ paper	Open	203.33	0.00
17-00298	05/01/17	HOME	HOME DEPOT CREDIT SERVICES	VARIOUS GARAGE SUPPLIES	Open	486.98	0.00
17-00321	05/09/17	PRINTMAN	PRINT MANAGEMENT SOLUTIONS	POSTBASE INK-STANDARD CAPACITY	Open	208.00	0.00
17-00326	05/12/17	VERIZ	VERIZON WIRELESS	PURSELL/DUNWELL CELL PHONES	Open	26.11	0.00
17-00328	05/12/17	COOPR	COOPER ALARM SYSTEMS	10-CAT 5 JACKS/24 PORT PANEL	Open	1,486.25	0.00
17-00329	05/15/17	JCP&L	JCP&L	ELECTRICITY CHARGES MAY 2017	Open	6,022.94	0.00
17-00330	05/15/17	ACTION	ACTION DATA SERVICES	PAYROLL SERVICES 4/22&5/6/17	Open	272.43	0.00
17-00331	05/15/17	EAS	EAS BY ACTION DATA	PAYROLL SERVICES 4/22&5/6/17	Open	148.31	0.00
17-00332	05/15/17	AMGAS	AMERIGAS - CLINTON 7510	PROPANE-FRACE ST/SPRINGTOWN RD	Open	208.97	0.00
17-00333	05/15/17	LSI	LINE SYSTEMS, INC	MAY PHONE CHARGES	Open	872.70	0.00
17-00334	05/15/17	METZE	METZ & SON ELECTRICAL, INC	FRACE ST PUMP MOTOR	Open	200.00	0.00
17-00335	05/15/17	METZE	METZ & SON ELECTRICAL, INC	POOL POWER BOXES	Open	200.00	0.00
17-00336	05/15/17	WAMAT	WARREN MATERIALS	ROAD MATERIALS	Open	221.95	0.00
17-00337	05/16/17	QC	EUROFINS QC, INC.	WATER TESTING 4/17/17,5/9/17	Open	95.00	0.00
17-00338	05/16/17	ROCHE	CARRIE J EMERY	REFUND OF DELQ NOTICE POSTAGE	Open	98.00	0.00
17-00339	05/17/17	FERGUSON	FERGUSON BATH & KITCHEN	MISCELLANEOUS PARTS	Open	30.31	0.00
17-00340	05/17/17	JERSE005	Jersey Professional Management	RECRUIT DPW DIRECTOR-3RD PAY	Open	2,300.00	0.00
17-00341	05/17/17	TAYLOR	TAYLOR RENTAL	OVERSEEDER FOR SOCCER FIELD	Open	93.00	0.00
17-00342	05/19/17	NJADVME	NJ ADVANCE MEDIA	ADVERTISING FEES	Open	219.80	0.00
17-00343	05/19/17	ELIZGA	ELIZABETHTOWN GAS	GAS CHARGES MAY 2017	Open	237.42	0.00
17-00344	05/19/17	NJPDES	TREASURER-STATE OF NJ	STORMWATER DISCHARGE RENEWAL	Open	1,050.00	0.00
17-00345	05/19/17	VKCON	V & K Construction	BENKE FIELD BLEACHER/ROOF	Open	71,808.52	0.00
17-00346	05/19/17	MCKEN	ELIZABETH C. MCKENZIE	COAH-3RD ROUND HOUSING ELEMENT	Open	527.39	0.00
17-00347	05/22/17	BARANSKY	DANIEL BARANSKY	N-2 OPERATOR APR/MAY 2017	Open	1,786.66	0.00
17-00348	05/23/17	VERI	VERIZON	LIBRARY PHONE CHARGES MAY 2017	Open	40.96	0.00
17-00349	05/23/17	NJPDES	TREASURER-STATE OF NJ	SURFACE WATER GPA MOD	Open	2,300.00	0.00
17-00350	05/23/17	WCENGINE	County of Warren	ESCROW DEPOSIT-WATER/SEWER	Open	2,500.00	0.00
17-00351	05/23/17	DONSTILL	DON STILL	FAB/INSTALL AIR INLET DUCT	Open	1,725.00	0.00
Total Purchase Orders: 29				Total P.O. Line Items: 0	Total List Amount: 253,730.38	Total Void Amount:	0.00

Old Business:

Councilman Pettinelli asked Chief Stettner if he could check the corner of Sampson and Lee Avenue, where there is a truck parked closely to the corner. Councilman Cartabona stated that many cars are running stop signs on Schley Avenue and Hobson Streets. Mayor Dunwell added that tree brush may be blocking the stop signs.

New Business:

Councilman Cartabona reported that he spoke to the area manager of JCPL to see about cost effective ways to save money with our street lighting.

Executive Session:

Councilman Cartabona made a motion to approve the following resolution to go back into executive session for 60 minutes for contractual, litigation, and/or personnel. Motion seconded by Councilman Pettinelli, all were in favor.

EXECUTIVE SESSION RESOLUTION

WHEREAS, Section 8 of the Open Public Meetings Act, Chapter 231, P.L. 1975, permits the exclusion of the public from a meeting in certain circumstances; and

WHEREAS, this public body is of the opinion that such circumstances presently exist.

1. The public shall be excluded from discussion(s) of the hereinafter specified subject matter(s).
2. The general nature of the subject matter(s) to be discussed is: Personnel, Litigation and/or Contractual,
3. It is anticipated at this time, that the above stated subject matter(s) will be made public when it is no longer a matter of confidentiality.
4. Action may or may not be taken after executive session.

NOW THEREFORE BE IT RESOLVED, by the governing body of the Borough of Alpha that the public shall be excluded from an executive session for approximately 1 hour(s), 0 minutes, allowing for a five (5) minute recess between the regular session and the executive session.

Return to Regular Session:

Motion made by Councilman Cartabona to return to the regular session, motion seconded by Councilwoman Gable all were in favor.

Adjournment:

Seeing no further business to come before Council, motion made by Councilwoman Gable to adjourn this meeting at 9:45 pm, motion seconded by Councilman Pettinelli , all were in favor.

Respectfully submitted,

Helen Marino

Deputy Clerk