



## BOROUGH OF HADDON HEIGHTS COUNCIL WORK SESSION MINUTES

Wednesday, November 8, 2023, 7:00 pm

Mayor Houck called the meeting to Order at 7:00 pm. He then read the following statement:

“In accordance with Section 5 of the Open Public Meetings Act, Chapter 231, P.L. 1975, notice of this meeting and the Revised 2022 Annual Meetings Notice was posted on the bulletin board designed for that purpose and was transmitted to the official newspapers January 7, 2023. Notice has also been posted on the Borough website.”

### ROLL CALL:

Mayor Houck asked the Clerk for roll call.

Under roll call, Councilmembers Ottoson, Philipps, and Harron were present as well as Borough Solicitor, Christopher Long, Esq. and Clerk Kelly Santosusso. Council President Morgan and Councilmembers Russo and Pagan were absent but excused.

### PLEDGE OF ALLEGIANCE:

Mayor Houck asked all to stand for the Pledge of Allegiance and a moment of silence.

### PUBLIC COMMENT ON AGENDA ITEMS ONLY:

Mayor Houck opened Public Comment on Caucus and Agenda items only.

Roni Olizi, 424 3<sup>rd</sup> Avenue – Mrs. Olizi said that she is the Chair of *Haddon Heights Neighbors*. With the potential redevelopment at the corner of the White Horse Pike, she was interested to know what the process would be for removing the signs at the entrance to Haddon Heights on the corner of White Horse Pike and Station Avenue. She advised that *Haddon Heights Neighbors* purchased the signs many years back and would like to preserve them and possibly use in another location. Mayor Houck agreed that they would likely be relocated somewhere in town. Mrs. Olizi also inquired if the developer for the proposed redevelopment project has any plans for security cameras in that area. She asks because *Haddon Heights Neighbors* is raising money to install security cameras from the White Horse Pike down to 7<sup>th</sup> Avenue. Mayor Houck responded that this can be included in the Redevelopment Agreement with the developer. He said he appreciates the recommendation.

Seeing no movement, Mayor Houck closed the public comment portion.

### CAUCUS WORK SESSION:

#### RFP for 2024 Professional Services – Clerk Santosusso

Clerk Santosusso circulated to Council the prepared Request for Proposals for Professional Services for 2024. She reviewed the additions and asked permission to advertise the RFP with a due date of December 6<sup>th</sup>. Mayor and Councilmembers were in agreement.

#### Finalization of 2024 Council Meeting Dates

Clerk Santosusso reviewed the 2024 Council Meeting Dates that have been previously circulated and discussed. She asked if Council were in agreement with the proposed dates as she will need to advertise the annual Reorganization meeting scheduled for January 6, 2024. She advised that the meeting dates will be formally approved by resolution at the Reorganization meeting. Mayor and Council were in agreement.

#### Annual Best Practices Inventory

CFO Mike Mansdoerfer advised that we have submitted the Best Practices Inventory in advance of the deadline and have provided a copy to Mayor and Council. He informed that we scored 34 questions answered in the affirmative and will receive all state aid. He will be happy to answer any questions.

#### Employee Appreciation Luncheon

Clerk Santosusso announced that Mayor and Council have been provided with an invitation to the Annual Employee Appreciation Luncheon in which we recognize the service of Borough employees with five, 10, 15 and 20 years of service. This year's luncheon is scheduled for Friday, December 8<sup>th</sup> at Anthony's Restaurant. Santosusso said the employees look forward to this every year and she hopes to see everyone there.

#### APPROVAL OF MINUTES of the October 17, 2023 Business Meeting

Mayor Houck asked for a motion to adopt the Minutes of the October 17, 2023 Business Meeting. Motion was moved by Councilman Ottoson, seconded by Councilwoman Harron. All members were in favor with the exception of Councilwoman Philipps who abstained.

#### BOROUGH ENGINEER'S REPORT:

Steve Bach, 304 White Horse Pike – submitted written report and highlighted the following:

Mr. Bach said he is pleased to inform of the NJDOT Trust Fund Award of \$268,146.00 to continue efforts on St. Martins Avenue.

Current contract for St. Martins Avenue Pre Construction meeting was held October 24<sup>th</sup>. Paving to occur beginning November 13<sup>th</sup>. Looking forward to the project being started and then another phase in the spring.

#### UNFINISHED BUSINESS:

PUBLIC HEARING AND FINAL ADOPTION OF ORDINANCE 2023:1537 – An Ordinance of the Borough of Haddon Heights, County of Camden, Adopting A Redevelopment Plan for Certain Property Within the Borough of Haddon Heights That Has Been Designated an Area In Need of Redevelopment

Mayor Houck asked for a motion to open the Public Hearing on Ordinance 2023:1537. Motion was moved by Councilwoman Philipps, seconded by Councilman Ottoson. All members present were in favor.

Mayor Houck opened the Public Hearing. Seeing and hearing no movement or comment, Mayor Houck asked for a motion to close the Public Hearing on Ordinance 2023:1537.

Roni Olizi, 424 3<sup>rd</sup> Avenue – Mrs. Olizi asked what the setback is to the White Horse Pike. Mayor Houck advised 20 feet. She then asked about the parking spaces. Mayor advised the Planning Board has not yet discussed. The Ordinance permits one parking spot per one bedroom apartment and 1.5 for 3 bedroom

apartments. Lease Agreements are for a minimum for three years. Olizi expressed concern that there will not be enough parking. Mayor says we have an overnight parking ordinance. Councilwoman Philipps advised the developer is in discussions for additional parking.

Motion to close the Public Hearing was made by Councilwoman Philipps, seconded by Councilwoman Harron. All members present were in favor.

Councilwoman Philipps read the Planning Board recommendations bicycle racks should be consistent with existing bicycle racks. The other recommendation is to reexamine the setback to be consistent with other buildings on the White Horse Pike. We need an accessible building. The setbacks have been reexamined; there are no other feasible options. Amendment to include the bicycle racks suggestion but unfortunately the setbacks cannot be altered because there would be issues with building accessibility and/or on-site parking. Philipps added that the developer has been very willing to work with us all aspects of the process including the façade of the proposed building.

Mayor Houck asked for a motion to adopt Ordinance 2023:1537. Motion was moved by Councilman Ottoson, seconded by Councilwoman Philipps. Upon a roll call vote, all members present voted yes.

#### NEW BUSINESS:

Mayor Houck read aloud Resolutions 2023:183 through 2023:189.

Resolution 2023:183 – Resolution Authorizing a Shared Services Agreement with County (Department of Public Works) for Installation and Maintenance of Solar Powered Flashing Pedestrian Crosswalk Signs on Prospect Ridge Boulevard and Glenview Avenue

Resolution 2023:184 – Resolution of the Borough of Haddon Heights in Support of the Submission of an Application in Conjunction with the Borough of Barrington for an N.J.D.O.T. Safe Routes To School (S.R.T.S.) Program Application, FY 2024 for Pedestrian Safety Related to the Improvements at the Intersections of Highland Avenue (C.R. 573) and Kent Road/Second Avenue, Highland Avenue (C.R. 573) and Chesterfield Road/Third Avenue and Highland Avenue (C.R. 573) and Fourth Avenue

Resolution 2023:185 – Resolution for Renewal of Membership in the Camden County Municipal Joint Insurance Fund

Resolution 2023:186 – Resolution to Close Escrow Account and Authorize Refund of Planning Board Escrow Balance

Resolution 2023:187 – Resolution Authorizing Payment of Bills and Claims for the First Half of November

Resolution 2023:188 – A Resolution Providing for a Meeting Not Open to the Public In Accordance With the Provisions of the New Jersey Open Public Meetings Act, N.J.S.A. 10:4-12. ***1.) Contract Matter Related to Emergency Medical Services with the Borough of Barrington. 2.) Contract negotiations with the Police Benevolent Association, Local 328 3.) Contract matter related to energy savings opportunities. 4.) Matter Related to Infrastructure Improvements and Contracts. Discussions are expected to be ¼ hr. each in duration. Formal action may be taken on any of the foregoing items following Executive Session.***

Resolution 2023:189 – Resolution Authorizing the Appointment of Ben Zwaska to the Position of Fire Official for the Borough of Haddon Heights Fire Department

Mayor Houck asked for a motion to adopt Resolutions 2023:183 through 2023:189. Motion was moved by Councilwoman Harron, seconded by Councilwoman Philipps. Upon a roll call vote, all members present voted yes.

PUBLIC COMMENT:

Mayor Houck opened Public Comment on any matter.

Roni Olizi, 424 Third Avenue – Mrs. Olizi commented that she wanted to be sure that Mayor and Council were in support of the Haddon Heights 125<sup>th</sup> birthday event scheduled for June 8, 2024; she wanted to be sure there is support for this event. She said at least 400 people were in attendance at the last centennial event. They have already engaged a ten piece band and are looking forward to the event.

Seeing no movement or comment, Mayor Houck closed the public comment portion.

Mayor Houck announced Council will recess into Executive Session.

EXECUTIVE SESSION: 7:27 pm

Executive Session concluded at 8:26 pm

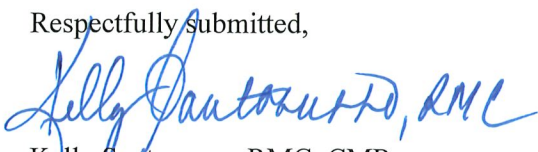
Upon returning to open session, Mayor Houck asked for a motion to come out of Executive Session. Motion was moved by Councilwoman Philipps, seconded by Councilman Ottoson. All members present were in favor.

ADJOURNMENT:

With no further business before Council, Mayor Houck asked for a motion to adjourn the meeting. Motion was moved by Councilman Ottoson, seconded by Councilwoman Harron. All members present were in favor.

8:27 pm

Respectfully submitted,

  
Kelly Santosusso, RMC, CMR  
Borough Clerk