



BOROUGH OF HADDON HEIGHTS
COUNCIL WORK SESSION AGENDA
Wednesday, November 8, 2023 at 7:00 pm

1. "In accordance with Section 5 of the Open Public Meetings Act, Chapter 231, P.L. 1975, notice of this meeting was posted on the bulletin board designed for that purpose and notice was transmitted to the official newspapers provided by Resolution adopted January 7, 2023. Meeting notice has also been continually posted on the Borough website."
2. ROLL CALL
3. PLEDGE OF ALLEGIANCE
4. PUBLIC COMMENT ON AGENDA ITEMS ONLY
5. CAUCUS WORK SESSION:
 - a) RFP for 2024 Professional Services – *Clerk Santosusso*
 - b) Finalization of 2024 Council Meeting Dates
 - c) Annual Best Practices Inventory – *CFO Mike Mansdoerfer, Clerk Kelly Santosusso*
 - d) Employee Appreciation Luncheon – *Clerk Santosusso*
6. APPROVAL OF MINUTES of the October 17, 2023 Business Meeting
7. BOROUGH ENGINEER'S REPORT:
8. 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

NEW BUSINESS:

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

9. PUBLIC COMMENT

10. ADJOURNMENT

BOROUGH OF HADDON HEIGHTS

PROPOSED 2024 COUNCIL MEETING DATES

Sat., January 6, 2024	Reorganization
January 16, 2024	Business Meeting
February 6, 2024	Work Session
February 20, 2024	Business Meeting
March 5, 2024	Work Session
March 19, 2024	Business Meeting
April 2, 2024	Work Session
April 16, 2024	Business Meeting
May 7, 2024	Work Session
May 21, 2024	Business Meeting
Wed., June 5, 2024	Work Session (<i>Due to Primary Election</i>)
June 18, 2024	Business Meeting
July 2, 2024	Work Session
July 16, 2024	Business Meeting
Wed., August 7, 2024	Work Session (<i>Due to National Night Out</i>)
September 3, 2024	Work Session
September 17, 2024	Business Meeting
October 1, 2024	Work Session
October 15, 2024	Business Meeting
Wed., November 6, 2024	Work Session (<i>Due to General Election</i>)
Mon., November 18, 2024	Business Meeting (<i>League of Municipalities</i>)
December 3, 2024	Work Session
December 17, 2024	Business Meeting

**ENGINEER'S STATUS REPORT
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FY 2024 NJDOT Municipal Aid Funding Application

Update:

- The Borough has been informed that it will be receiving an NJDOT Municipal Aid grant of \$268,146 towards the construction, inspection, and limited design of this project. Our office will prepare a scope of work proposal and submit same to the Borough Administrator.

Previously Reported:

- NJDOT has announced the department would be accepting applications for the NJDOT FY 2024 Municipal Aid program with a deadline of July 1, 2023. A resolution for authorizing our office to submit the application is required for the June Council Meeting.
- Our office coordinated with Borough Public Works Superintendent and based on roadway condition and NJDOT scoring criteria, recommend including the remainder of St. Martins Avenue as well as Wynnefield Avenue and New Jersey Avenue.
- Our office submitted an application for this project before the July 1st deadline.

Camden County Open Space 2023

Previously Reported:

- Camden County Open Space Preservation Trust Fund Advisory Committee has announced that 2023 application packets are due May 1, 2023. Grants are awarded on a competitive basis up to \$25,000. The Borough, in previous years, could submit up to two (2) applications; however, the County has limited the number of applications to one (1).
- As coordinated with the Mayor and Borough Recreation Committee, our office will prepare one (1) Camden County Open Space Preservation Trust Fund Advisory Committee application for infield improvements to the Girls Major and Minor Softball Fields at the Fitzgerald Memorial Fields.

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- The Camden County Open Space Preservation Trust Fund Advisory Committee has announced the grant award recipients. The Borough of Haddon Heights will be receiving a Grant in the amount of \$25,000 towards infield improvements to the Girls Major and Minor Softball Fields at the Fitzgerald Memorial Fields.

Devon Avenue Soccer Fields – Natural Turf Improvements

Previously Reported:

- The Borough has been informed that it will be receiving a FY 2022 Camden County Open Space grant of \$25,000 towards this project.
- Our office has submitted a proposal for updating of the site survey previously prepared by this office, preparation of bid documents / specifications, bid phase assistance, and limited construction administration. On Thursday, October 13, 2022, our office was authorized to proceed.
- On Friday, October 14th, our office met with Joe Cramp (Director of Athletics and Student Activities for Haddon Heights Jr./Sr. High School) to review his stakeholder understanding of the extent of remedial grading required and field areas that are to receive sod.
- Also on October 14th, our office initiated field survey to update topography and delineate the three distinct fields (varsity field, junior varsity, or JV field, and small or 99 field). Our office will prepare proposed grades to represent the extent of remedial grading.
- The above design intent data will be represented on a "field improvement plan" which will be reviewed with the project stakeholders (Borough, Haddon Heights Board of Education, and the Haddon Heights Soccer Club) via a virtual meeting for review, comment, and confirmation of project scope before finalizing bid documents.
- Our office completed the Bid Documents and Specifications and distributed to the representative contacts for each of the Tri-Party Agreement parties for review and comment. Per the Tri-Party Agreement, there was a 10-day review period to provide comment to our office. The close of comment period was Monday, November 14th at 5 PM. No comments were received, so this project was publicly advertised for a November 29th Bid Opening date.
- The single bid received at the November 29th bid opening unfortunately was deemed unresponsive due to a defect; therefore, the bid was rejected at the December Work Session meeting.
- This project was re-advertised and the bid opening was held on Tuesday, December 20th. The contract was awarded to the lowest bidder which was Down to Earth Landscaping, Inc. in the amount of \$188,866.00 for the Base Bid. Contracts have been executed by the contractor and forwarded to the Borough for signature.

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- A preconstruction meeting was held on January 19, 2023, for this project. Representatives from the Borough, Haddon Haddon Heights Jr./Sr. High School, Haddon Heights Soccer Club, and the contractor all agreed the optimal time for the Notice to Proceed to be issued is May 30, 2023 (day following Memorial Day) considering winter weather conditions and anticipated spring field usage.
- A second preconstruction meeting was held with the contractor and representatives from the Borough, Haddon Heights Jr./Sr. High School, and Haddon Heights Soccer Club on May 23rd to discuss anticipated construction schedule and submittals.
- The final submittals for this project were received on June 26th and approved by our office, following Borough Solicitor review, on June 28th. The Notice to Proceed was issued for June 29th, and the contractor was onsite June 29th & June 30th installing silt fence, snow fence at gate entrances and flagging the irrigation system.
- Sod placement is complete. Our office is coordinating with the contractor and the Director of Athletics and Student Activities for Haddon Heights Jr./Sr. High School regarding irrigation timing setup.

FY 2023 NJDCA Local Recreation Improvement Grant

Previously Reported:

- NJDCA has announced the department would be accepting applications for the NJDCA Local Recreation Improvement Grant Application with a deadline of January 20, 2023. This competitive grant program can be utilized to cover costs associated with updating recreation centers, playgrounds, pools, fields, walking or bicycle trails, rail trails, multi-sport courts, and recreational facilities.
- Our office recommended submitting an application installing all-accessible playground equipment at Hoff's Park.
- A resolution for Borough Council approval was approved at the January 17th Council meeting.
- This application was submitted prior to the January 20th deadline.
- The NJDCA has announced the grant award recipients. The Borough of Haddon Heights will be receiving a NJDCA Local Recreation Improvement Grant in the amount \$76,000 towards improvements to Hoff's Park including all-accessible playground equipment.

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Improvements along Kings Highway (CR 551) from Market Street in Mt. Ephraim to Hopkins Road in Haddon Heights and Audubon

Previously Reported:

- Camden County through a shared services agreement with CCMUA, Audubon, Haddon Heights, and Mount Ephraim will complete roadway improvements along Kings Highway. Improvements will include roadway resurfacing/reconstruction, handicap ramp replacement, and sanitary and stormwater sewer video inspection / improvements.
- A kickoff meeting was held on May 26, 2022, with representatives from Camden County, CCMUA, Haddon Heights, Audubon, Mount Ephraim, and the design engineers of T & M Associates.
- The anticipated design schedule in 7 months.
- T & M Associates and Camden County held Stakeholder Meeting #1 on August 22nd to discuss concept plans. Each municipality was provided a set of concept plans to review and provide comments by September 23rd for consideration.
- Regarding the latest concept plans provided at the August 22nd stakeholders Meeting; comments were submitted by the Haddon Heights Shade Tree Commission and the Engineering Committee (effort lead by Councilwoman Russo) to the County for consideration. The County has acknowledged receipt.
- Our office has received and responded to preliminary schematic plans prepared by T & M Associates in regards to the proposed slip lining of the Borough's sanitary sewer mains located along Kings Highway.
- Our office attended a meeting with T & M Associates and the County Engineer on Wednesday, December 21st to discuss the preliminary schematic plans and our office's response.
- The County is currently coordinating with other utility providers.
- Our office attended a preconstruction meeting on June 28th regarding New Jersey American Water main / service replacements for this project area. Both Haddon Heights and Audubon Police Departments were present at the meeting. NJAW indicated onsite mobilization will commence July 5th with pipe installation beginning on July 11th. NJAW will notify local residents of construction schedule and Camden County will provide the Borough with the website notification.

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FY 2023 NJDOT Municipal Aid Funding – St. Martins Avenue – Phase III, Wynnefield Avenue & New Jersey Avenue

Previously Reported:

- NJDOT has announced the department would be accepting applications for the NJDOT FY 2023 Municipal Aid program with a deadline of July 1, 2022. A resolution for authorizing our office to submit the application was approved at the June Work Session meeting.
- Our office coordinated with Borough Public Works Superintendent and based on roadway condition and NJDOT scoring criteria, recommend including portions of St. Martins Avenue that will not be completed under FY 2022 NJDOT grant funding as well as Wynnefield Avenue and New Jersey Avenue (see attached Location Map).
- Our office submitted an application for this project before the July 1st deadline.
- The Borough has been informed that it will be receiving an NJDOT Municipal Aid grant of \$260,930 towards the construction, inspection, and limited design of this project. Our office will prepare a scope of work proposal and submit same to the Borough Administrator.
- Our office prepared a scope of work proposal and submitted same to the Borough Administrator. The Borough selected Option #1 to utilize five percent (5%) of the final construction cost for design services, via resolution.
- Our office has submitted for NJDOT concurrence regarding our proposal and the Borough resolution.
- Our office has completed the existing base survey and is proceeding with preparation of bid documents, plans, and specifications for public bidding of this project in summer/fall 2023.

Camden County CDBG Program Yr 2021 – Architectural Barrier Removal & Access (Borough Wide - Various Intersections)

Previously Reported:

- CDBG indicated the Program will continue grouping the funding allotments to 5 to 7 larger public infrastructure projects (\$150,000 - \$250,000) throughout the County for Program Year 2021-2022 consistent with recent years.
- The Community Development Block Grant (CDBG) program notified the Borough that applications for Year 2021-2022 were due March 12, 2021.
- The Borough of Haddon Heights does not have any Qualified Census Tracts; therefore, eligible projects are very limited.

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- Our office recommended resubmitting an updated FY2020-2021 application for architectural barrier removal & access which consists of handicap ramps at roadway intersections in close proximity to Borough schools and parks.
- A Borough resolution was approved and submitted with this application.
- This application was submitted on March 12, 2021.
- The Borough has been informed that it will be receiving a Camden County CDBG Program grant of \$250,000 towards construction, inspection, and design of this project.
- Our office has prepared a scope of work proposal and have submitted same to the Borough Administrator.
- The Bid Opening for this project was held on June 3, 2022. The apparent low bid exceeded the project funding; therefore, all bids were rejected. The project scope has been reduced in the Base Bid for re-advertisement.
- This project has been publicly re-advertised June 10th with a bid opening held on June 30th.
- The contract was awarded at the July 5th work session meeting to the lowest bidder which was Decker's Inc., in the amount of \$184,710.00 for the Base Bid. Contracts have been executed by the contractor and Borough.
- A preconstruction meeting was held on August 4, 2022 for this project. Notice to Proceed was issued for August 8, 2022.
- Construction has commenced with the handicap ramps in close proximity to the Borough school and located along the Travel Plan have been completed.
- Base Bid construction is substantially complete. Payment Application #2 has been processed by our office and submitted to the Borough for approval.
- Our office is preparing the Base Bid punchlist and coordinating with the contractor regarding additional handicap ramps from the Add Alternate #1 scope to maximum the grant funds. This additional work will be reviewed with the Mayor and Council prior to being performed.
- Our office has prepared and submitted Change Order #1 to the Borough for approval.
- Change Order #1 results in an increase to the final contract amount of \$27,150.00 which is within the allocated construction cost under the Community Development Block Grant Program grant.

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- The additional work has been completed by the contractor. The project punchlist has been issued to the contractor for completion.

FY 2021 / 2022 Haddon Heights Road Program

Previously Reported:

- Our office has submitted to the Engineering Committee a Memorandum dated July 29, 2021, with estimated costs for Eleventh Avenue from Glover Avenue to Green Street, Maple Avenue from Black Horse Pike to Wynnefield Avenue, Bradshaw Avenue from Crest Avenue to Gladstone Avenue, and First Avenue from Highland Avenue to East High Street.
- Below is a brief description of the projected project scope for each roadway:

11th Avenue

The project limits are from Glover Avenue to Green Street. 11th Avenue requires full depth reconstruction with full concrete curb, gutter, and driveway apron replacement due to grades and existing condition. It should be noted, sanitary sewer sliplining is not included in the estimate.

Maple Avenue

The project limits are from just east of the Black Horse Pike to Wynnefield Avenue (one block). Maple Avenue requires mill and overlay with isolated areas of concrete base repair, selective curb and gutter replacement, and inlet renovation to mitigate ponding issues. In addition, the existing sanitary sewer main requires rehabilitation utilizing cured in place plastic pipe (CIPP) lining and rehabilitation of the sanitary manholes utilizing sprayed in place gunite lining.

Bradshaw Avenue

The project limits are from the Crest Avenue to Gladstone Avenue. Bradshaw Avenue requires full depth reconstruction with full concrete curb, gutter, and driveway apron replacement due to grades and existing condition. It should be noted, sanitary sewer sliplining is not included in the estimate.

First Avenue

The project limits are from the Highland Avenue to East High Street. First Avenue requires full depth reconstruction with full concrete curb, gutter, and driveway apron replacement for the western portion of First Avenue (center seam to curb) as the eastern portion was resurfacing by New Jersey American Water. It should be noted, sanitary sewer sliplining is not included in the estimate.

- Our office has prepared a scope of work proposal and have submitted same to the Borough Administrator.

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- Our office has completed the existing base survey and is proceeding with preparation of bid documents, plans, and specifications for public bidding of this project in spring 2022.
- Our office proceeded with preparation of bid documents, plans, and specifications for public bidding. This project was publicly advertised the week of May 16th with a bid opening last week of May.
- Bids were received on June 8th. Three (3) bids were received with the apparent low bid being \$945,338.00 from Think Pavers of Mt. Royal, New Jersey. Bids are currently being reviewed.
- The contract was awarded at the August 2nd work session meeting to the lowest bidder, which was Think Pavers, in the amount of \$945,338.00 for the Base Bid. Contracts have been executed by the contractor and Borough.
- A preconstruction meeting was held on Friday, September 23rd.
- The Notice to Proceed was issued for Monday, September 26, 2022.
- Concrete work commenced the week of November 14th along 11th Avenue.
- Construction is ongoing, it is noted that weather (rain and cold temperatures) conditions have recently limited construction activity.
- Roadway improvements along 11th Avenue are substantially complete.
- This project is substantially complete and punch lists have been issued to the contractor for this project.

FY 2022 NJDOT Municipal Aid Funding – St. Martins Avenue – Phase II, Wynnefield Avenue & New Jersey Avenue

Update:

- The contract was awarded at the October 3rd work session meeting to Landberg Construction for the Base Bid in the amount of \$218,487.50.
- The preconstruction meeting was held on October 24th and the contractor has indicated construction will commence the week of November 13th.

Previously Reported:

- NJDOT has announced the department would be accepting applications for the NJDOT FY 2022 Municipal Aid program with a deadline of July 1, 2021. A resolution for authorizing our office to submit the application was approved at the June Council Meeting.

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- Our office submitted an application for this project on July 1st.
- The Borough has been informed that it will be receiving an NJDOT Municipal Aid grant of \$250,000 towards construction, inspection, and limited design of this project.
- Our office has prepared a scope of work proposal and have submitted same to the Borough Administrator. It is our understanding the Borough is selecting Option #1 to utilize five percent (5%) of the final construction cost for design services, therefore a resolution is required to submit NJDOT.
- Our office has submitted for NJDOT concurrence regarding our proposal and the Borough resolution.
- Our office has completed the existing base survey and is proceeding with preparation of bid documents, plans, and specifications for public bidding of this project in spring 2022. As coordinated with Dave Taraschi, the scope of the project will be end of Phase I (generally between New Jersey and Wayne Avenue) to between South Park and Prospect Ridge.
- NJDOT concurrence has been received regarding our proposal and the Borough resolution.
- Our office has finalized the bid documents, plans, and specifications for NJDOT PS&E review. This project will be publicly advertised once NJDOT review comments are received and addressed.
- This project was publicly advertised on September 10th and the bid opening was held on October 3rd.

Station Avenue at Atlantics; Improvements at Station between North Park and South Park; Improvements at South Park-13th Avenue and Hillside Avenue

Update:

- Phase 2 Construction has started as of November 2nd.

Previously Reported:

- A resolution of support for the improvements proposed by Camden County along Station Avenue from the White Horse Pike to the intersection of Station Avenue, South Park Avenue, and Tenth Avenue has been prepared for consideration.
- A stakeholders meeting was held on Tuesday, June 14th to discuss the scope and anticipated schedule of this project.

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- Our office attended a Stakeholders meeting presented by Key Engineers, NV5, and Camden County to discuss Phase 2 of Station Avenue improvements. Phase 2 includes Station Avenue from West Atlantic Avenue to the White Horse Pike. Presented at the meeting were updated conceptual plans for the roadway / Link Trail improvements.
- Construction is expected to take place in spring 2023.
- A stakeholder workshop meeting was held with the County, their design engineer Key Engineers and the designer to the County Link Trail project (NV5) on November 1st. Discussion was focused on design elements of the Station and Atlantic pedestrian improvements.
- Updated concepts for Phase II of this project, which includes the pedestrian improvements at the intersections of Station Avenue / East & West Atlantic, have been provided for review and comment by the Engineering Committee. Comments have been forwarded to the County for consideration.
- The contract for Phase I of this project has been awarded by Camden County. A preconstruction meeting was held February 16th. Tentative start date discussed is April 3rd. The Borough requested that the 500 block be completed as early as practical on the schedule. The Borough also indicated any tree removal would have to be presented to the Haddon Heights Shade Tree Committee.
- Construction has commenced.
- Our office attended the preconstruction meeting for Phase 2 of this project held on September 1st. Anticipated construction start date is September 25th. Police Chief Schneider indicated to the project team that Borough events are scheduled along Station Avenue on September 17th and 23rd, as well as Fall Feast sometime in October. The project team indicated a Pedestrian Safety Plan will be included in the submittals, provided to the Police Chief, and will be followed throughout the project.
- Our office attended the preconstruction meeting for Phase 2 of this project held on September 1st. Anticipated construction start date is September 25th. Police Chief Schneider indicated to the project team that Borough events are scheduled along Station Avenue on September 17th and 23rd, as well as Fall Feast sometime in October. The project team indicated a Pedestrian Safety Plan will be included in the submittals, provided to the Police Chief, and will be followed throughout the project.
- Our office attended a second preconstruction meeting for Phase 2 of this project held on September 19th.

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FY 2021 NJDOT Municipal Aid Funding – Devon Avenue Phase III & St. Martins Avenue

Previously Reported:

- NJDOT has announced the department would be accepting applications for the NJDOT FY 2021 Municipal Aid program with a deadline of July 1, 2020. A resolution for authorizing our office to submit the application is required for the June Council Meeting.
- Our office coordinated with Borough Public Works Superintendent and based on roadway condition and NJDOT scoring criteria, recommend including the remainder of Devon Road and St. Martins Avenue starting at Kings Highway.
- The application for this project has been submitted via SAGE on June 30, 2020.
- The Borough has been informed that it will be receiving an NJDOT Municipal Aid grant of \$285,000 towards construction, inspection, and limited design of this project.
- Our office has forwarded a proposal to the Borough for the necessary survey, design, and construction administration associated with the NJDOT Municipal Aid project.
- The NJDOT has issued their approval of the Borough chosen funding option outlined in our submitted proposal and the Borough's associated authorizing Resolution.
- Our office coordinated with the Engineering Committee regarding incorporating additional crosswalks at all cross streets along Devon Avenue to allow for pedestrian traffic from the recreation facilities at Devon Avenue to Haddon Lake Park.
- Our office is finalizing the bid documents, plans, and specifications for NJDOT PS&E review and public bidding. This project can be publicly advertised once NJDOT review comments are received and addressed.
- The Bid Opening for this project was held on June 16, 2022. The apparent low bid exceeded the project funding; therefore, all bids were rejected. The project scope has been reduced in the Base Bid for re-advertisement.
- This project was publicly re-advertised July 8th and the bid opening was July 28th.
- The contract was awarded at the August 2nd work session meeting to the lowest bidder, which was Charles Marandino, LLC, in the amount of \$231,628.60 for the Base Bid. Contracts have been executed by the contractor and Borough.
- A preconstruction meeting was held on Wednesday, September 21st.
- The Notice to Proceed was issued for Monday, September 26, 2022.

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- Construction has commenced with the completion of concrete work throughout the project.
- Construction is substantially complete. Our office will generate a punchlist and coordinate with the contractor for project final completion.

FY 2019 Camden County Open Space – Multi-Use Trail Grant

Previously Reported:

- Camden County Open Space Preservation Trust Fund Advisory Committee had announced applications for grant funding were available for constructing recreational trails in Camden County municipalities. Our office submitted an application in September 2019 for constructing a recreational trail in phases from the Norcross-McLaughlin Memorial Dell at Haddon Lake Park to the Devon Avenue recreation facilities. This application was submitted for Phase 1 beginning at the Norcross-McLaughlin Memorial Dell.
- The Borough has been notified that the Borough has been successful in the award of grant funding of \$100,000 for design, construction, and inspection/construction management for Phase 1 of this project.
- As determined by the Borough Engineering Committee, our office will bid this project under the same contract as the FY 2020 NJDOT Municipal Aid Funding – Devon Avenue project as both projects are in close proximity of each other and may be more cost efficient to maximize the grant awards.
- Our office has completed the existing base survey and is proceeding with preparation of bid documents, plans, and specifications for public bidding of this project in spring 2020.
- Our office attended an onsite meeting on June 24th with representatives of Camden County Engineering Department, Camden County Department of Parks, and Councilman Morgan and Councilman Mrozinski to discuss the scope of this project as well as additional potential pedestrian improvements in the vicinity of Haddon Lake Park. Our office is preparing an overall concept of all pedestrian improvements discussed for review by the Engineering Committee. Upon approval by the Engineering Committee, the overall concept will be submitted to Camden County for review and continued discussion.
- Our office has submitted plans for review by the Camden County Engineer. This project can be publicly advertised once Camden County Engineer review comments are received and addressed.

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Sanitary Sewer System Asset Management Plan / Lake Street Pump Station Emergency Standby Pumping Equipment

Previously Reported:

- As directed, our office initiated the process of completing the application to the New Jersey Environmental Infrastructure Bank (NJEIB) to fund the creation of an Asset Management Plan for the Borough's Sanitary Sewer System.
- The Project Information has been submitted to the financing program and a Project Reviewer has been assigned to the project.
- It is our understanding that the Borough is in the process of issuing a Request for Proposal to procure a consultant to work with the Department of Public Works in creating the Asset Management Plan.
- Our office will continue the application process and provide all pertinent information to the NJEIT as directed.
- Councilman Schreiber, Borough Clerk Kelly Santosusso, and our office are attended a tele-conference with representatives of the NJEIT on Wednesday June 20th at 11 AM.
- Our office is assisting in preparing a five (5) year budgetary estimate for potential projects for review by Council.
- A conference call with representatives of the New Jersey Environmental Infrastructure Bank (NJEIB) is scheduled for 11 AM on Tuesday November 20th.
- Our office has executed the Engineering Agreement and submitted to the Borough. It is our understanding the Agreement has been uploaded and submitted to the NJEIB.
- In coordination with the Borough Clerk / Administrator, all technical aspects of the NJEIB application have been completed and submitted.
- The Borough Clerk / Administrator and Borough CFO are currently coordinating with the Borough's Bond Council (Parker McCay) to complete the NJEIB required submission of a Long Term Financial Addendum Form (Long Term FAF) and associated Resolutions / Ordinances.
- Our office has been informed by the Borough that the \$100,000 loan for the Small System Asset Management has been officially closed. Our office has commenced work on this project.
- In accordance with the funding agreement with the NJEIB, the Sanitary Sewer System Asset Management Plan must include the following required components for entirety of the Boroughs sanitary sewer system:

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1. Asset Inventory and Condition Assessment
 2. Level of Service
 3. Critical Assets
 4. Life Cycle Costing
 5. Long-term Funding Strategy
- Our office is currently in the process of performing the Asset Inventory and Condition Assessment. To date our office has field located (in GPS format) all of the sanitary sewer manholes in the Borough's system and have performed condition assessments for all the manholes and associated sanitary sewer mains with the exception of assets that were difficult to locate or open. Our office is coordinating with the Director of Public Works for assistance in locating / opening these manholes.
 - Our office is coordinating with the asset management software manufacturer (Spatial Data Logic), the Borough Clerk, and Borough Administrator to setup a meeting to purchase and setup the software.
 - Our office has completed approximately 95% of the Asset Inventory and Condition Assessment.
 - As previously reported, the Asset Management Plan is an electronic repository of all data generated under the NJEIB funded Sanitary Sewer System Asset Management Plan for the following required components:
 1. Asset Inventory and Condition Assessment
 2. Level of Service
 3. Critical Assets
 4. Life Cycle Costing
 5. Long-term Funding Strategy

In coordination with the DPW Superintendent, Dave Taraschi, we have secured licensing for the sanitary sewer module of the Cartegraph Asset Management Software.

- As directed by the Engineering Committee, our office will coordinate with the Borough Clerk to initiate the process of completing the application to the New Jersey Environmental Infrastructure Bank (NJEIB) to fund the Lake Street Pump Station Emergency Standby Pumping Equipment project.
- Our office is currently finalizing bid documents for this project.
- As previously reported, the Asset Management Plan is an electronic repository of all data generated under the NJEIB funded Sanitary Sewer System Asset Management Plan. Under the agreement, the Borough must complete a project with a minimum value of \$250,000 financed through the NJEIB, within three (3) years of completing the Plan.

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- Our office with coordination with the Borough Clerk has completed and submitted Steps 1 thru 4 of the NJEIB project application process for the Lake Street Pump Station Emergency Standby Pumping Equipment.
- The financial applications and associated ordinance(s) should be completed by the Administrator, Clerk and CFO as soon as practical as these are necessary to receive authorization from the NJEIT to advertise the project for public bid.
- Our office prepared a supplemental response to the NJEIB/NJDEP on Friday, May 28th.
- Four (4) bids were received on June 1, 2023, for the above-reference project. Our office reviewed the apparent low bid documents and found the apparent low bidder to be C. Stevenson & Son, Inc., 950 Mt. Holly Road, Edgewater Park, New Jersey, in the amount of \$289,980.50, representing Items 1 through 11 of the Base Bid. Our office issued a recommendation letter to the Borough for review by the Borough Solicitor and certification of funds by the Borough CFO.
- A favorable review has been issued by the Borough Solicitor.
- As indicated by a representative of the NJEIB, the principal forgiveness was locked in upon Short-Term loan closing. The Borough's Bond Council, Parker McCay, provided the Borough and our office receipt of the Short-Term loan closing on June 27th.
- Contracts have been executed by the contractor as well as performance and payment bond and certificates of insurance have been provided by the contractor. Our office has provided the contracts to the Borough for signature as well as provide the bonds and insurance to the Solicitor for review.
- The preconstruction meeting for this project was held on August 11th at 10am.

Inflow and Infiltration Program

Previously Reported:

- To facilitate the direct interconnection with the CCMUA for the elimination of the Kings Highway Pump station, the Borough must enter into an agreement with the CCMUA which calls for the Borough to develop a meaningful inflow and infiltration reduction program.
- Our office submitted a status memorandum dated July 10, 2013, to the CCMUA providing a general scope for the Borough's Project Work Plan in compliance with the January 22, 2013 CCMUA-Haddon Heights "Inter-municipal Agreement".
- Additional meaningful inflow and infiltration reduction and associated reporting must be prepared and submitted to the CCMUA to remain in compliance with the "Inter-municipal Agreement". Our office awaits direction from the Governing Body.

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BOROUGH OF HADDON HEIGHTS

ORDINANCE NUMBER 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

WHEREAS, the Borough Council of the Borough of Haddon Heights, County of Camden, New Jersey ("Borough Council") pursuant to Resolution 2022:74 has designated Block 25, Lots 7, 16, 17.01, 17 & 18 (the "Redevelopment Area"), among others, as a non-condemnation area in need of redevelopment pursuant to the Local Redevelopment and Housing Law, N.J.S.A. 40A:12A-1 et. seq., (the "Redevelopment Law"); and

WHEREAS, pursuant to N.J.S.A. 40A:12A-7, a Governing Body may adopt, revise or amend a redevelopment plan for a designated redevelopment area; and

WHEREAS, the Borough Council has referred the proposed Redevelopment Plan for the Redevelopment Area, entitled "Redevelopment Plan Block 25 Lots 7, 16, 17.01, 17 & 18 Station Avenue," dated OCT. 2023 ("Redevelopment Plan") to the Borough of Haddon Heights Planning Board for review and recommendation pursuant to the Redevelopment Law; and

WHEREAS, pursuant to N.J.S.A. 40A:12A-7, the Board did recommend to the Borough Council that the Redevelopment Plan, which is on file with the Borough Clerk's office, be adopted, as it provides for the planning, development, and redevelopment of the Redevelopment Area and is consistent with the Borough's Master Plan; and

WHEREAS, the Redevelopment Plan shall be an overlay to other local development regulations and the Borough Zoning Map is not required to be amended to conform with the provisions of the Redevelopment Plan; and

WHEREAS, the Borough Council has determined that it is in the best interest of the Borough to adopt the Redevelopment Plan, as recommended by the Board, to effectuate the rehabilitation and redevelopment of the Borough.

NOW, THEREFORE, BE IT ORDAINED by the Borough Council of the Borough of Haddon Heights, County of Camden, State of New Jersey, that:

SECTION 1. Pursuant to the authority granted to the Borough Council by N.J.S.A. 40A:12A-7, the Redevelopment Plan for the Redevelopment Area, entitled "Redevelopment Plan Block 25 Lots 7, 16, 17.01, 17 & 18 Station Avenue," dated OCT. 2023, attached hereto is hereby adopted.

SECTION 2. The Borough Council declares and determines that said Redevelopment Plan meets the criteria, guidelines and conditions set forth in N.J.S.A. 40A:12A-7, provides realistic opportunities for redevelopment of the Rehabilitation Area and is otherwise in conformance with N.J.S.A. 40A:12A-1, et seq.

SECTION 3. The Borough shall have, be entitled to, and is hereby vested all power and authority granted by the aforementioned statutory provisions to effectuate the Redevelopment Plan.

SECTION 4. Pursuant to the provisions of N.J.S.A. 40A:12-7c, the Redevelopment Plan shall be an overlay to the applicable provisions of the Borough of Haddon Heights Zoning and Land Use Development Ordinances and therefore no Zoning Map amendment is required.

SECTION 5. All ordinances or parts of ordinances inconsistent with the provisions of this ordinance are hereby repealed as to such inconsistency only.

SECTION 6. If any provision of this ordinance is declared invalid, such invalidity shall not affect the other provisions of this ordinance. Furthermore, the other provisions of this ordinance are deemed to be severable and remain in full force and effect.

SECTION 7. This ordinance shall take effect after final approval and publication according to law.

BOROUGH OF HADDON HEIGHTS

MAYOR ZACHARY HOUCK

ATTEST:

KELLY SANTOSUSSO, RMC, BOROUGH CLERK

Introduction: October 17, 2023

Public Hearing: _____

Final Adoption: _____

HADDON HEIGHTS BOROUGH

Redevelopment Plan
Block 25 Lots 7, 16, 17.01, 17 & 18
Station Avenue

Recommended to Borough Council by the Planning Board on OCT. 17
2023.

Adopted by Borough Council by Ordinance No. ____ on ____, 2023

Prepared by Leah Furey Bruder, PP, AICP
NJPP# 585100

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Appendix A Redevelopment Plan Area

Appendix B “Study Area 2” Designated Redevelopment and Rehabilitation Area

I. Introduction

In 2022 the Haddon Heights Borough Council authorized the Planning Board to conduct a preliminary redevelopment investigation to determine whether certain identified properties in two distinct areas of the Borough qualified as non-condemnation areas in need of redevelopment or alternatively as areas in need of rehabilitation in accordance with the criteria defined in New Jersey's Local Redevelopment and Housing Law (N.J.S.A. 40A:12A-1 et seq.).¹ "Study Area 2" included properties along the White Horse Pike from Kings Highway to Highland Avenue and along Station Avenue from 8th Avenue to 3rd Avenue. Some parcels along East Atlantic Avenue were also included.² The Borough undertook the redevelopment planning initiative after observing that many of the study area properties were exhibiting signs of neglect, designed in a manner not conducive to revitalization, or were underutilized or vacant; and that these conditions had persisted for several years. The preliminary redevelopment needs investigation report prepared by Pennoni Associates in February 2022 provides an overview of the Borough's redevelopment planning process, a detailed description of the study area, an outline of the redevelopment criteria, and a review of the requirements for a successful downtown. The report also explains the conditions that warranted the redevelopment area designation. On April 5, 2022, in accordance with resolution 2022:74, after a public hearing and recommendation from the Planning Board, Borough Council designated some of the study area properties as a Non-condemnation Area in Need of Redevelopment and some of the study area properties as an Area in Need of Rehabilitation. This redevelopment plan applies only to lots 7, 16, 17, 17.01, and 18 in block 25, located near the northwest corner of the White Horse Pike and Station Avenue. These lots are part of the non-condemnation redevelopment area.

The lots subject to this redevelopment plan have frontage on the White Horse Pike (U.S. Route 30) and Station Avenue. Though small in area, these lots are prominent because of their location and their redevelopment will have a significant positive impact on the character and vibrancy of the downtown. This redevelopment plan establishes permitted uses, standards, and design controls to enable and encourage revitalization, the aggregation of lots and/or coordination among lots, and the development of mixed-use buildings; and sets the stage for discussions about a Payment in Lieu of Taxes (PILOT) that may benefit the Borough and enable greater investment by the redeveloper.

II. Redevelopment Plan Requirements

The redevelopment planning process allows the Borough to take a proactive approach to supporting creative development and high-quality design, by identifying opportunities that may otherwise be overlooked in the private market and by working with property owners and redevelopers to create mutually beneficial development opportunities and outcomes. The

¹ Resolution 2022:55 on February 1, 2022

² The "Study Area 2" properties designated as Redevelopment and Rehabilitation Areas are show in Appendix B

Borough aims to utilize the tools provided in the Local Redevelopment and Housing Law (LRHL) to provide a design and organizational framework to enhance opportunities for adaptive reuse, revitalization, and redevelopment in the downtown area consistent with the Borough's goals for a vibrant mixed-use destination.

Following the designation of an area in need of redevelopment, the Borough Council may prepare, or direct the Planning Board to prepare, a Redevelopment Plan for the Redevelopment Area. The Redevelopment Plan must contain an "outline for the planning, development, redevelopment or rehabilitation of the project area" sufficient to cover the items set forth in the Local Redevelopment and Housing Law (N.J.S.A. 40A:12A-7). The requirements include:

- a. Relationship to local objectives
- b. Proposed land uses and building requirements
- c. Identification of any land to be acquired
- d. Relationship to Master Plans of adjacent towns, County, and State Plan
- e. Housing Inventory and Relocation Provisions (if applicable)
- f. Relationship to municipal Master Plan
- g. Relationship to Borough's land development regulations (supersede existing or optional overlay)

The redevelopment planning process empowers the Borough to establish standards that set the stage for the type of development that the Borough wants to facilitate in terms of types of uses, streetscape, coordinated improvements, architectural and site design, and integration of uses.

III. Property Description

The properties that are the subject of this redevelopment plan, lots 7, 16, 17.01, 17, and 18 in block 25, are located on the northwest corner of Station Avenue (County Route 656) and the White Horse Pike (U.S. Route 30). The area is illustrated in Appendix A. The properties and their current conditions are outlined in the table below. The properties to the north and west, also within block 25 are within the designated redevelopment area and are developed with commercial and mixed-use buildings. Properties to the east (north) across the White Horse Pike are within the designated rehabilitation area and are developed with two- and three-story office and mixed-use buildings. Properties to the south (east) across Station Avenue in block 26 are also within the designated rehabilitation area and are developed with two- and three-story commercial and mixed-use buildings. The properties that are the subject of this redevelopment plan are located at the gateway to the downtown area and present an opportunity to improve the appearance of and enhance the character of this important block.

Block	Lot	Address	Current Condition
25	7	126 White Horse Pike	3 story mixed use building with law offices and parking lot

25	16	501 Station Avenue	3 story mixed use building Welcome sign
25	17.01	503 Station Avenue	1 story building with 2 commercial units
25	17	505 Station Avenue	1 story office (dentist)
25	18	505 Station Avenue	Parking lot associated with lot 17

IV. Redevelopment Plan Goals and Objectives

This redevelopment plan is intended to carry out Haddon Heights' goals related to appropriate land uses, population density, provision of a variety of housing opportunities including affordable housing, improved pedestrian and traffic circulation, and the continued development of a vibrant downtown district.

- A. Enable the transformation of underused and uncoordinated sites to activate the downtown streetscape with storefronts and pedestrian amenities.
- B. Utilize architectural design to place special emphasis on street corners and to encourage an inviting, connected, and continuous streetscape.
- C. Encourage the location of attractive, well-organized, and clean businesses that are suited to the surrounding area and fit into the existing land use framework, and that will contribute to a vibrant local economy.
- D. Promote the design of buildings that complement the historic character of the Borough and that respect the scale of surrounding uses.
- E. Integrate stormwater management and green infrastructure thoughtfully within redevelopment plans.
- F. Provide for maximization of private investment through the attraction of qualified redevelopers capable of securing private financing commitments and utilizing the tools provided in the NJ Local Redevelopment and Housing Law and the NJ Long Term Tax Exemption Law, and capable of demonstrating a financial commitment upon the execution of a redevelopment agreement with the Borough.

V. Applicability of Redevelopment Plan and Relationship to Municipal Development Regulations

The requirements and standards set forth below for lots 7, 16, 17, 17.01, and 18 in block 25 shall function as an overlay zone for the properties when the redeveloper has been appointed by Borough Council or has entered into a Redevelopment Agreement with Borough Council in accordance with N.J.S.A. 40A:12A-8. If a redeveloper has been conditionally designated or designated, they may proceed with a site plan application utilizing the redevelopment plan overlay standards and must enter into a redevelopment agreement as a condition of approval which must be satisfied prior to initiating site work. Where the regulations and standards in the redevelopment plan are silent, the standards of the Land Development Ordinance applicable to

site development shall apply to the redevelopment area properties. The adoption of this redevelopment plan shall constitute an amendment to the Haddon Heights Zoning Map to illustrate the redevelopment plan overlay.

All applications for development within the redevelopment area shall be submitted to the Planning Board for site plan and/or subdivision approval as required by Municipal Land Use Law and Borough Code Chapter 450 Article XXIII. The redeveloper may apply to the Planning Board for “C” variances or design waivers, but a designated redeveloper may not request a “D” variance. Requested deviations from the redevelopment plan standards related to use, height, or floor area ratio requirements must be submitted to the Borough Council, and if agreeable shall be addressed via an amendment to the Redevelopment Plan.

VI. Redevelopment Plan Uses and Standards

The land use and building requirements are intended to provide a framework that permits creative mixed-use redevelopment and to set forth standards that promote the creation of functional, attractive, and efficient developments that enhance the character of Haddon Heights. The standards encourage the aggregation of lots for coordinated development, an improved pedestrian experience, and safe accommodation of vehicles. Though redevelopment in the downtown area may take place incrementally, each redevelopment project should be designed with consideration for its role as a part of the whole.

A. Permitted Uses. Multiple permitted principal buildings, multiple permitted principal uses within a building, and multiple tenants within a principal building shall be allowed within the redevelopment area.

1. Retail services, stores and shops
2. Restaurants, cafes, and coffee shops including full service and fast casual, but not including drive through service.
3. Banks and financial institutions, but not including drive-through windows/lanes
4. Personal services such as salons and spas, barbers, dry cleaners, fitness and wellness facilities.
5. Private educational, recreational, and instructional facilities such as martial arts, dance studio, art studio, music studio, academic tutoring services.
6. Professional and business offices
7. Medical offices including dentists, chiropractors, physical therapists, veterinarians, mental health and wellness.
8. Small scale production combined with retail, such as small-scale specialty food production, breweries, artisan shops.

9. Multi-family residential buildings containing more than four dwellings as part of a mixed-use development when the following requirements are satisfied. If the conditions are not satisfied, then the use is not permitted.
 - a. Minimum lot size is 8,000 square feet
 - b. All first floor space with frontage along Station Avenue, for either a minimum depth of 50 feet from the front building wall or a minimum of 1,300 square feet per commercial unit, must be designed for and reserved for permitted commercial or other non-residential uses.
10. Multi-family residential buildings containing four or fewer dwelling units as part of a mixed-use development when the following requirements are satisfied:
 - a. Minimum lot size is 6,000 square feet.
 - b. All first-floor space with frontage along Station Avenue, for either a minimum depth of 50 feet from the front building wall or a minimum of 1,300 square feet per commercial unit, must be designated and reserved for permitted commercial or other non-residential uses.

B. Prohibited Uses. Any use not permitted above is prohibited.

C. Permitted Accessory Uses.

1. Off street parking shall be constructed as required by Borough Code sections 450-116, 450-117, and 450-118 for nonresidential uses and as per RSIS for residential uses except as modified below:
 - a. The required parking for residential dwellings in multi-family buildings is as follows. All required parking for residential uses must be provided onsite, or in combination with designated offsite parking spaces on a lot within 500 feet of the property boundary of the residential building. An agreement for use of off-street parking spaces must be provided with a site plan application. The initial term of the agreement shall be a minimum of three years, and subject to yearly extensions thereafter.
 - i. 1 parking space is required for each 1- or 2-bedroom residential unit.
 - ii. 1.5 parking spaces are required for each 3-bedroom unit.
 - iii. One ADA parking space is required on site to serve the commercial and residential units in addition to the required residential parking.
 - b. Parking stalls for passenger vehicles shall be a minimum of 9' by 18'.
 - c. Required parking for residential units must be dedicated for the use of the residents between 7pm and 7am.

- d. The developer shall provide the Planning Board with an operations statement that includes the proposed means of controlling the number of vehicles that may be maintained by residential tenants.
 - e. Commercial uses on the first floor, except those uses in C(1)(f) below, are not required to provide onsite parking as long as the following are satisfied:
 - i. The applicant shall provide an inventory of shared parking opportunities within 1,300 feet (a 5-minute walk). Shared parking may include public parking spaces and private parking spaces that are available to the public.
 - ii. If the developer proposes to rely upon shared parking in a private parking lot, a written agreement with the property owner must be provided, together with analysis of the parking demand for the primary use on that site.
 - f. For medical, dental, chiropractic, veterinary, and therapy and wellness offices and facilities, a minimum of two typical parking spaces and one ADA accessible parking space shall be provided onsite.
 - g. Two-way drive aisles serving 6 parking spaces or less may be a minimum of 17 feet in width. Two-way drive aisles serving more than 6 parking spaces must be a minimum of 24 feet in width.
 - h. Electric vehicle charging stations and make ready spaces are permitted and required in accordance with P.L. 2021 c. 171.
- 2. Private garages for parking vehicles and storage of personal items, but not facing directly toward Station Avenue or the White Horse Pike.
 - 3. Off street loading. For restaurants, retail, office, and service uses less than 3,000 square feet in area, the loading area may coincide with on-street parallel parking spaces if parking is prohibited in those spaces during a designated loading time frame. Loading areas may be shared between separate tenants in a common building. Signage indicating loading hours must be coordinated with the police department and installed prior to the issuance of a certificate of occupancy.
 - 4. Outdoor seating and dining
 - 5. Signs in accordance with the requirements below.
 - 6. Stormwater management structures and facilities, and green development structures and techniques in accordance with N.J.A.C. 7:8
 - 7. Trash and recycling enclosures as set forth below.
 - 8. Incidental storage, inside a building only.
 - 9. Rooftop use, decks, stairs, elevators, mechanicals, solar energy infrastructure and equipment

D. Bulk and Area Regulations

The bulk regulations are in two categories, lots a minimum of 6,000 square feet and lots a minimum of 8,000 square feet, to encourage the assemblage and consolidation of lots to create larger redevelopment tracts.

Standard	Requirement for lots a minimum of 6,000 sf	Requirement for lots a minimum of 8,000 sf
Minimum lot size	6,000 square feet	8,000 square feet
Minimum lot width	60 feet	80 feet
Minimum street frontage	60 feet each street	80 feet each street
Minimum lot depth	100 feet	100 feet
Minimum front yard building setback from property line ³	0 feet to Station Ave 5 feet to White Horse Pike within 100 feet of Station Ave 20 feet to White Horse Pike beyond 100 feet from Station Ave	0 feet to Station Ave 5 feet to White Horse Pike within 100 feet of Station Ave 20 feet to White Horse Pike beyond 100 feet from Station Ave
Maximum front yard building setback from property line	10 feet to Station Ave 25 feet to White Horse Pike	10 feet to Station Ave 25 feet to White Horse Pike
Minimum front yard setback distance from building to curb	12 feet Station Ave 19 feet to White Horse Pike within 100 feet of Station Avenue 34 feet to White Horse Pike beyond 100 feet from Station Avenue	12 feet Station Ave 19 feet to White Horse Pike within 100 feet of Station Avenue 34 feet to White Horse Pike beyond 100 feet from Station Avenue
Minimum side yard setback for principal building ⁴	0 feet on Station Ave 0 feet one side/15 feet aggregate on White Horse Pike	0 feet on Station Ave 0 feet one side/15 feet aggregate on White Horse Pike
Minimum rear yard setback for principal building	15 feet	15 feet
Minimum distance between buildings	0 feet side to side 25 feet side to rear	0 feet side to side 25 feet side to rear
Minimum parking setback	2 feet from side and rear yard Surface parking is not permitted in front of buildings.	2 feet from side and rear yard Surface parking is not permitted in front of buildings.
Minimum driveway setback from property line	2 feet from side and rear yard	2 feet from side and rear yard
Maximum impervious cover	90%	90% Ground level, or 95% ground level with total 85% including green roof

³ Setback shall be as required to provide the sidewalks required in section E below.

⁴ Buildings at a corner have 2 front yards and 2 side yards (no rear yard)

Maximum building height	3 stories or 36 feet	3 stories or 36 feet with allowance for an additional 42" for parapets 46 feet for pilot house (with an additional 5' allowance for the elevator hoistway to address entrapment requirements).
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E. Design Standards

1. Sidewalks are required along all streets and along building frontages that are to be accessible by the public.
 - a. Sidewalks along Station Avenue shall be a minimum of 12 feet wide.
 - i. These sidewalks shall include street trees and may accommodate outdoor seating and dining arrangements. A minimum 6-foot-wide area shall remain clear for pedestrian traffic.
 - ii. Sidewalks along Station Avenue shall be consistent with the existing brick and concrete design throughout the downtown area. A detail for guidance may be obtained from the Borough.
 - iii. Street trees shall be planted in tree pits edged with Belgian block consistent with the design of existing tree pits along Station Avenue.
 - iv. A decorative trash receptacle shall be provided along the Station Avenue frontage.
 - b. Sidewalks along the White Horse Pike shall be a minimum of five feet wide and shall be separated from the roadway by a planting strip a minimum of 5 feet in width.
 - c. The outdoor area between the curb and buildings along Station Avenue shall be enhanced with landscape, hardscape, and/or street furniture to increase pedestrian comfort and encourage interaction among uses.
2. A bicycle rack (inverted "U" shape, color black) shall be provided on site.
3. Street trees shall be provided along the right-of-way in mulched tree pits at intervals of approximately 40 feet. Street trees shall be planted at least 30 inches from the face of the curb. The species should be chosen with consideration for the other existing street trees in the area and the presence of any obstructions such as overhead wires. Areas where soil has been compacted should be amended with engineered soil, structured soil, or soil support cells. The landscape plan showing existing and proposed street trees and any other planting within the right-of-way shall be submitted to the Haddon Heights Shade Tree Commission for review and approval prior to final site plan approval.
4. A detailed landscape plan shall be submitted for review and approval by the Planning Board. The landscape plan should include notes about the proposed methods of irrigation.

The buffer width requirements in section 450-115 of the Borough Code shall not apply within the redevelopment overlay.

5. All pervious areas shall be planted with a variety of evergreen and deciduous trees, shrubs, perennials, and ground cover.
6. Landscaping shall be provided within and around parking areas to the greatest extent possible. Landscaping shall include evergreen and deciduous shrubs, perennials, and ornamental trees (where space permits).
7. Where foundation plantings or street trees are impractical, with planning board approval, 36-inch-high self-watering planters may be provided.
8. Architectural plans showing all sides of each building must be submitted along with a site plan application.
 - a. Architectural design features shall be employed to create visual interest at the pedestrian level and street level, and to integrate each building with the surrounding area.
 - b. New construction should utilize compatible architecture that respects and enhances the nature and character of the downtown area.
 - c. The first floor of buildings facing Station Avenue and the White Horse Pike shall include prominent transparent entryways flanked with windows or other openings on at least thirty-three percent of the first-floor façade.
 - d. Building facades facing Station Avenue and the White Horse Pike shall include recesses, projections and openings, and variation in materials in repeated bays to reflect the rhythm of the predominant development pattern in the area.
 - e. Building entryways shall be articulated and provide shelter for pedestrians with a porch, portico, colonnade, or awning.
 - f. All street frontages are primary facades. Primary facades shall utilize brick, panel siding, and glass as the dominant materials. Secondary sides of a building shall include the same materials, but the proportions may vary, however, secondary facades may provide a mural in lieu of matching materials. See section I(8) below for mural standards. All facades may utilize materials listed in the historic district regulations.
 - g. Corner buildings, located at the intersection of two public streets shall receive special massing and treatment to define the intersection.
 - i. At the corner of Station Avenue and the White Horse Pike, welcome signage shall be provided to identify and define the gateway to the downtown area, consistent with the sign requirements in section I below.
 - ii. The first-floor building façade shall be set back a minimum of 5 feet from the second floor façade for a distance of at least 30 feet from the building corner to create a colonnade and covered patio at the corner.
 - iii. The building massing shall be varied at the corner to define the intersection. The parapet at the building corner may extend an additional 24 inches above

the adjacent parapet for a maximum of 20 linear feet in each direction from the building corner.

- h. Awnings and/or canopies on the same building must be the same shape, color, material, and height regardless of individual business ownership and/or tenancy in the building. Awnings and/or canopies may not extend more than four (4) feet out from the building façade and must be a minimum of seven (7) feet above grade.
- i. Pilot houses are permitted to extend above the maximum building height to make use of rooftop outdoor space with the following conditions:
 - i. The pilot house may extend a maximum of 10 feet above the roof with an additional 5-foot allowance at the elevator hoistway to allow for entrapment requirements.
 - ii. The pilot house must be set back a minimum of 15 feet from the building façade along the street frontages.
 - iii. All rooftop activity must be set back a minimum of 8 feet from the building facades. This does not include green roof elements.
 - iv. Rooftop HVAC units must be screened to ensure they are not visible from the street level or from the second-floor windows of neighboring buildings. Screening may be parapet walls or architectural screening designed to complement the building.
- j. Roof shape and pitch shall be consistent with existing traditional roof pitch in the area. Peaked roofs shall be true, not a parapet or roof façade.
 - i. Flat roofs are permitted for buildings with frontage on Station Avenue.
 - ii. Parapets a maximum of 42 inches above the roofline shall be utilized to obscure the view of rooftop improvements.
- k. Water meters, gas meters, electric meters, and ground mounted mechanical units must be hidden from public view with structural or landscape screening.

F. Requirements for Mixed Use Development

- 1. All buildings must be oriented toward public streets to create synergy between the buildings and public areas, to create spaces that are comfortable and interesting for pedestrians, and to encourage interaction between commercial and residential uses.
- 2. Balconies a minimum of 6 feet deep are encouraged, but not required for residential units.
- 3. Storage space shall be provided for residential tenants to store items such as bicycles, strollers, and other larger personal items. This can be provided in units or in common area but shall be in addition to typical bedroom closets.

G. Enclosures for Trash and Recyclables

1. Trash and recycling storage areas must be enclosed and sufficiently sized to contain the dumpsters or containers for both trash and recyclable materials. Dumpsters or other trash containers are not permitted to sit in the open anywhere on the site.
 2. If outside of the building footprint, including overhanging second floor, trash and recyclables enclosure areas must be masonry structures with an exterior façade to match the building.
 3. Trash enclosures must be a minimum of six feet in height and a maximum of eight feet, as needed to shield the trash containers.
 4. Trash enclosure gates shall be constructed with a steel frame. Chain link gates must be black vinyl coated.
 5. Trash enclosures that are outside the principal building footprint, including overhanging second floor, must be set back a minimum of three feet from side and rear property lines.
 6. The applicant shall submit an operations statement to outline the plan for solid waste and recyclables management and collection.
- H. Lighting.** Lighting fixtures along the right-of-way, in parking lots, and other public areas shall be placed to complement the architectural character of the downtown and to provide for public safety, while minimizing light pollution.
1. Post top lights shall be installed along all street frontages. The lighting specification shall be coordinated with PSE&G and shall match the existing downtown streetlights as closely as possible. The posts shall be a maximum of 18 feet high, color black. This light style or an approved alternative shall also be used within parking lots and along pedestrian pathways.
 2. Post top lights along the right-of-way shall include banner poles and hanging basket poles consistent with the Borough's specifications.
 3. The color temperature of LED lights should be 2,700 to 3,300 kelvins to promote a "warm" glow.
- I. Signs.** Signs shall be in conformance with the requirements of Borough Code section 450-135 for the Central Business District except as modified below.
1. Each non-residential use may have one primary attached/façade sign on the primary street-facing façade. If the establishment is located at a corner a second façade sign is permitted facing the second frontage.
 2. For non-residential uses with a parking area at the rear of the building, a secondary façade sign may be located at the rear of the building facing the parking area. The secondary façade sign may not exceed 6 square feet in area.
 3. The primary façade sign may not exceed 15% of the first-floor façade area or 24 square feet; whichever is less and may not be placed higher than the bottom of the second floor windows.

4. Each non-residential use with frontage on Station Avenue may also have one hanging sign perpendicular to the front wall of the building. Such signs must be a minimum of 8 feet above the ground, may not extend more than three feet from the building, and may not exceed six square feet in area.
5. Each multi-family residential building may have a façade sign adjacent to or above the residential access which shall include the address and may include the name of the building. The sign shall not exceed 4 square feet in area.
6. Sign letters and characters may not exceed 9 inches in height.
7. "Welcome to Haddon Heights" signage shall be provided at the corner of Station Avenue and the White Horse Pike to replace the sign content that existed at this location prior to redevelopment of the site. The sign may be mounted on the building to complement the architecture of the building.
8. Any mural proposed on a secondary façade shall not be of a commercial nature and shall not advertise any business or product. The mural design shall be submitted to Borough Council for review and approval.

J. Affordable Housing and Mandatory Development Fee

1. The residential portion of the development shall be inclusionary. At least 15% of the total number of dwellings shall be affordable to very low-, low-, and moderate-income households. Affordable units shall be restricted, regulated, and administered consistent with the Borough's affordable housing regulations, the Uniform Housing Affordability Controls (N.J.A.C. 5:80-26.1 et seq.) and the New Jersey Fair Housing Act (N.J.S.A. 52:27D-301 et seq) and all other provisions of the Borough's Affordable Housing ordinance.
2. If 15% of the total number of affordable housing units results in a fraction of a unit, the fraction shall be rounded up if it is .5 or greater. If the fraction is less than .5 the applicant shall make a contribution to the Borough's Affordable Housing Trust Fund for the fractional portion of the obligation. The contribution shall be negotiated with the Borough based on the cost to subsidize a deed restricted affordable unit in the housing region.
3. The commercial portion of the development shall be subject to the mandatory development fee of 2.5% of the equalized assessed value of newly constructed commercial improvements. The fee shall be payable in accordance with the requirements of the Borough Code.
4. The mandatory development fee funds will be deposited into the Borough's Affordable Housing Trust Fund in accordance with the standards in the Borough Code and utilized to assist the Borough in meeting its fair share affordable housing obligations in accordance with the Borough's Affordable Housing Trust Fund Spending Plan.

VII. Municipal Master Plan Consistency

The central goal of Haddon Heights' Master Plan and other planning documents, as related to the central business district, over the last several decades has been to promote commercial and mixed-use revitalization.⁵ The Master Plan and subsequent reexaminations have aimed to enhance the economic vitality of the CBD by improving its physical appearance, introducing new land uses, and maintaining the presence of institutional uses. Further the master plan reports have encouraged the location of housing within and around the CBD to help to support and enliven the business district. Since the adoption of the 1987 Master Plan, the planning emphasis in the Borough has been on promoting redevelopment, encouraging context sensitive infill development, and enhancing the streetscape and public areas to create a desirable pedestrian experience. All of the Borough's planning efforts over the last several decades have focused on the goal of preserving the Borough's physical and environmental amenities while promoting redevelopment and infill that will respond to the evolving needs of residents and businesses.

The 2016 Master Plan Reexamination Report found that in order for Haddon Heights to remain a vibrant community with a thriving downtown, and to compete with other business districts and with suburban shopping areas, it would need to encourage the emergence of a unified design scheme, enhance pedestrian amenities, and reinforce a sense of place that separates sought-after communities from those that are more nondescript. In 2021 the Borough and its Historic Preservation Commission prepared a document entitled Design Guidelines for the Historic Districts and Individual Landmark Properties, to be used as a tool to provide information and guiding principles with regard to historic resources. This redevelopment plan encourages redevelopment that utilizes the design guidance provided in the document.

This redevelopment plan will allow the Borough to utilize the tools provided in the Local Redevelopment and Housing Law (LRHL) to enhance opportunities for redevelopment that supports the Borough's land use planning goals and ensures that the foundations are laid for a flourishing mixed-use downtown district that preserves the past and accommodates well designed redevelopment and infill. None of the Borough's planning policies or objectives will be undermined by this redevelopment plan.

VIII. Relationship to Master Plans of adjacent towns, County, and State Plan

A. Surrounding Municipalities

Haddon Heights is bordered by the following municipalities: Mount Ephraim Borough to the west, Bellmawr Borough and Barrington Borough to the south, Haddonfield Borough to the east, and Audubon Borough to the north. Haddon Heights is bordered by the following municipalities: Mount Ephraim Borough to the west, Bellmawr Borough and Barrington Borough to the south, Haddonfield Borough to the east, and Audubon Borough to the north. The properties that are the subject of this redevelopment plan are approximately 1,300 feet

⁵ Haddon Heights Borough Master Plan 1987, Master Plan Reexamination 2006, Master Plan Reexamination 2016.

(1/4 mile) from the closest municipal boundary (with Audubon Borough) to the northwest. The base zoning of the impacted lots is CB Central Business District which permits retail, service, office, and residential uses. The uses permitted by this redevelopment plan are not substantially different from those already permitted. The redevelopment plan expands the list of permitted uses to incorporate modern uses that may not have been considered when the zoning was initially adopted but are not substantially different in character or impact. The area in question is known to be Haddon Heights' downtown district and the changes brought by the redevelopment plan will not have any substantial impact on the surrounding municipalities or their master plans.

B. Camden County

Camden County's 2014 Master Plan identifies Haddon Heights as a Priority Investment Area. These areas are those best suited for future investment in growth, development, and redevelopment. The redevelopment envisioned by this redevelopment plan is consistent with the intent to attract and direct growth and investment to priority growth areas.

C. New Jersey State Development and Redevelopment Plan

The properties in the Station Avenue Redevelopment Area are within Planning Area 1, the metropolitan planning area, on the New Jersey State Plan Policy Map. The adjacent areas in the neighboring towns are also within Planning Area 1. Planning Area 1 is a "smart growth area" where development and redevelopment are encouraged. It is the intent of the metropolitan planning area to revitalize cities and towns, promote growth in compact forms, and protect the character of existing stable communities. The redevelopment plan for the subject properties will enable redevelopment consistent with the goals and policies of the State Plan and will provide opportunities for pedestrian oriented commercial uses and additional housing in a compact downtown setting.

IX. General Provisions

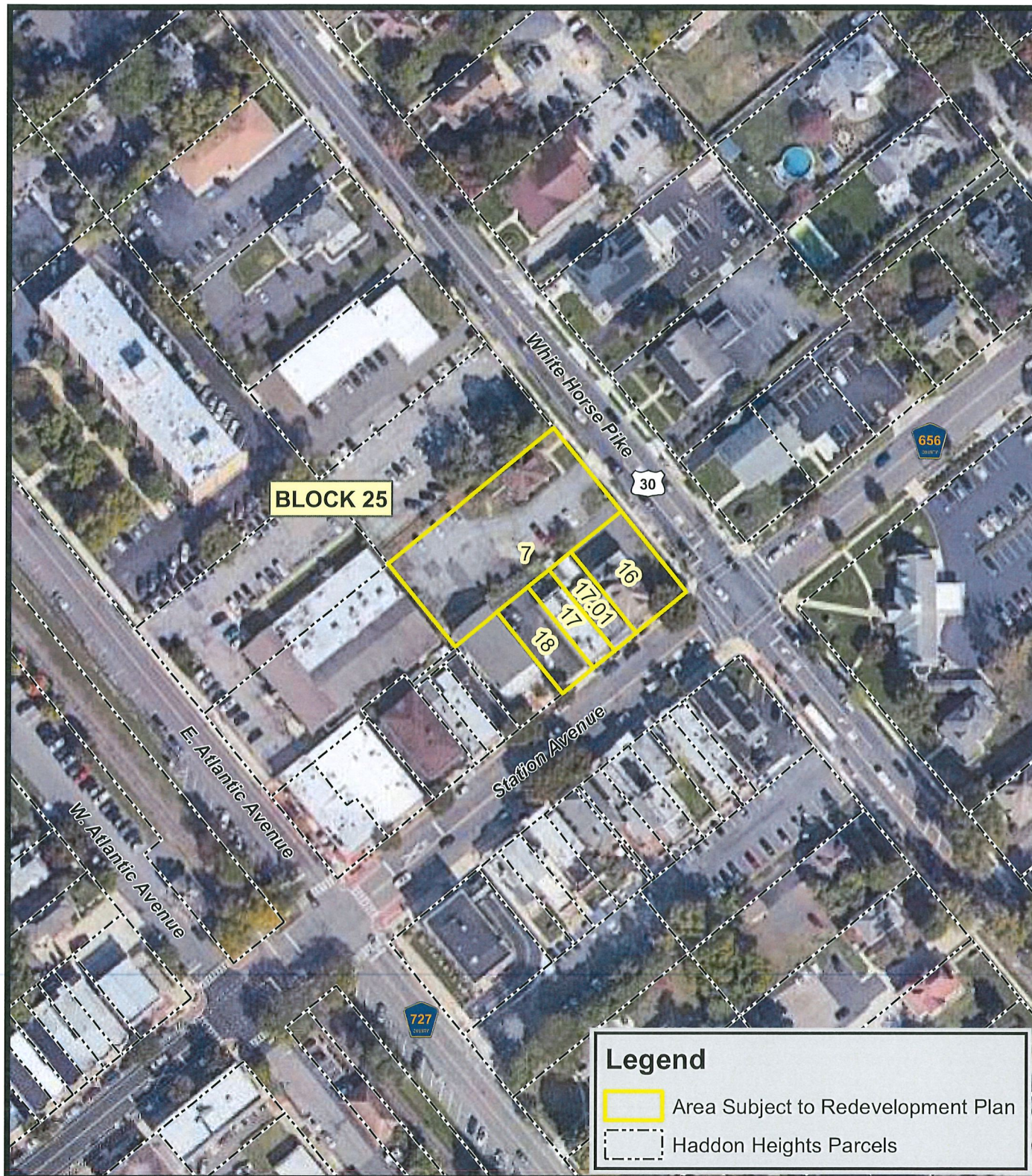
- A. Redevelopment Entity. The Haddon Heights Borough Council shall act as the Redevelopment Entity pursuant to N.J.S.A. 40A:12A-4c for the purpose of implementing this redevelopment plan and carrying out redevelopment projects. The Borough Council shall have the powers set forth in N.J.S.A. 40A:12A-8 to effectuate the execution and implementation of this redevelopment plan, except that the Borough shall not utilize the power of eminent domain since this area is a non-condemnation redevelopment area.⁶

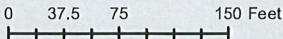


⁶ Only properties that have been designated as an Area in Need of Redevelopment and that have been determined to be blighted are subject to acquisition through eminent domain by the Redevelopment Entity. The Station Avenue Redevelopment Area was found to be a non-condemnation area in need of redevelopment and therefore is not subject to acquisition through eminent domain. The property subject to this redevelopment plan is not identified for acquisition.

- B. Selection and Designation of Redeveloper. The Borough Council shall designate a redeveloper based on the entity's experience, project proposal, financial capacity, ability to meet deadlines, ability to meet market demands within the Redevelopment Plan framework, and other relevant criteria that demonstrate the redeveloper's ability to implement the goals and objectives of the Redevelopment Plan.
- C. Redevelopment Agreement. The Borough Council acting as the Redevelopment Entity may enter into a redevelopment agreement with the designated redeveloper as set forth in N.J.S.A. 40A:12A-9. Prior to entering into a redevelopment agreement, the redeveloper shall submit a concept plan to the Borough Council and the Borough's professional consultants to determine consistency with the redevelopment plan. Once consistency is certified, the redevelopment agreement may be executed with the concept plan as an exhibit. Any development or construction within the redevelopment area shall be undertaken in accordance with the contractual agreement between Haddon Heights Borough and the designated redeveloper. The execution of the redevelopment agreement shall convey the right to develop the property in accordance with the terms of the agreement and this redevelopment plan. In addition, the agreement may establish the time period for development under the terms of the redevelopment plan. The redevelopment agreement may be amended from time to time or at any time when mutually agreed by the redeveloper and the Borough Council.
- D. Time Limits. The redevelopment plan does not have an expiration date. Once the redevelopment project(s) has/have been completed in accordance with the redevelopment plan and redevelopment agreement, and the Redevelopment Entity has affirmed that all obligations have been satisfied; the conditions that warranted the redevelopment area designation shall be deemed to no longer exist. However, the Redevelopment Plan shall continue to apply as the operative zoning for the property until such time as it is specifically repealed or replaced.
- E. Relocation Provisions. No relocation requiring assistance is anticipated for property subject to this redevelopment plan and therefore a Workable Relocation Assistance Program (WRAP) is not necessary. The redevelopment area that is the subject of this redevelopment plan does not currently contain any affordable housing units. Therefore, no replacement units are required.
- F. Outside Agency Approvals. The redeveloper shall be responsible for obtaining any and all necessary outside agency approvals including but not limited to NJDEP, NJDOT, Camden County Planning Board, and Soil Conservation District Approval.

X. Development Review and Approval

- A. All applications for development on property subject to this redevelopment plan shall be submitted to the planning board for site plan and/or subdivision review and approval pursuant to the requirements of Municipal Land Use Law and the Borough Code.
- B. Prior to making a formal application to the planning board the designated redeveloper shall submit a concept plan for review by Borough Council and the Borough's professional engineer and planner to confirm consistency with the redevelopment plan.
- C. The Borough shall facilitate a fast-track review process for designated redevelopers proposing projects that are consistent with the redevelopment plan by reviewing applications for completeness as quickly as is practical and by prioritizing such applications for placement on the planning board agenda.
- D. A Redeveloper must establish an escrow account in accordance with N.J.S.A. 40:55D-53.2 and the Borough's fee schedule. The escrow shall be used to pay the Borough's consultants for the review of the redevelopment project.
- E. Exceptions to the regulations and standards of this redevelopment plan may only be granted by the Haddon Heights Borough Planning Board. Relief may not be granted by the planning board to permit a use that is not permitted, an increase in building height that exceeds the maximum permitted height by 10 feet or 10%, or any other relief that would be considered a "D" variance pursuant to N.J.S.A. 40:55D-70.d. Any such deviation shall require an amendment to the redevelopment plan. "C" variances or design waivers from the zoning standards in this plan or within chapter 450 of the Borough Code may be granted by the Planning Board. Consideration of exceptions from the redevelopment plan standards in section VII above or the zoning regulations should be considered in the same manner as a "C" variance pursuant to the requirements and criteria set forth in N.J.S.A. 40:55D-70c.

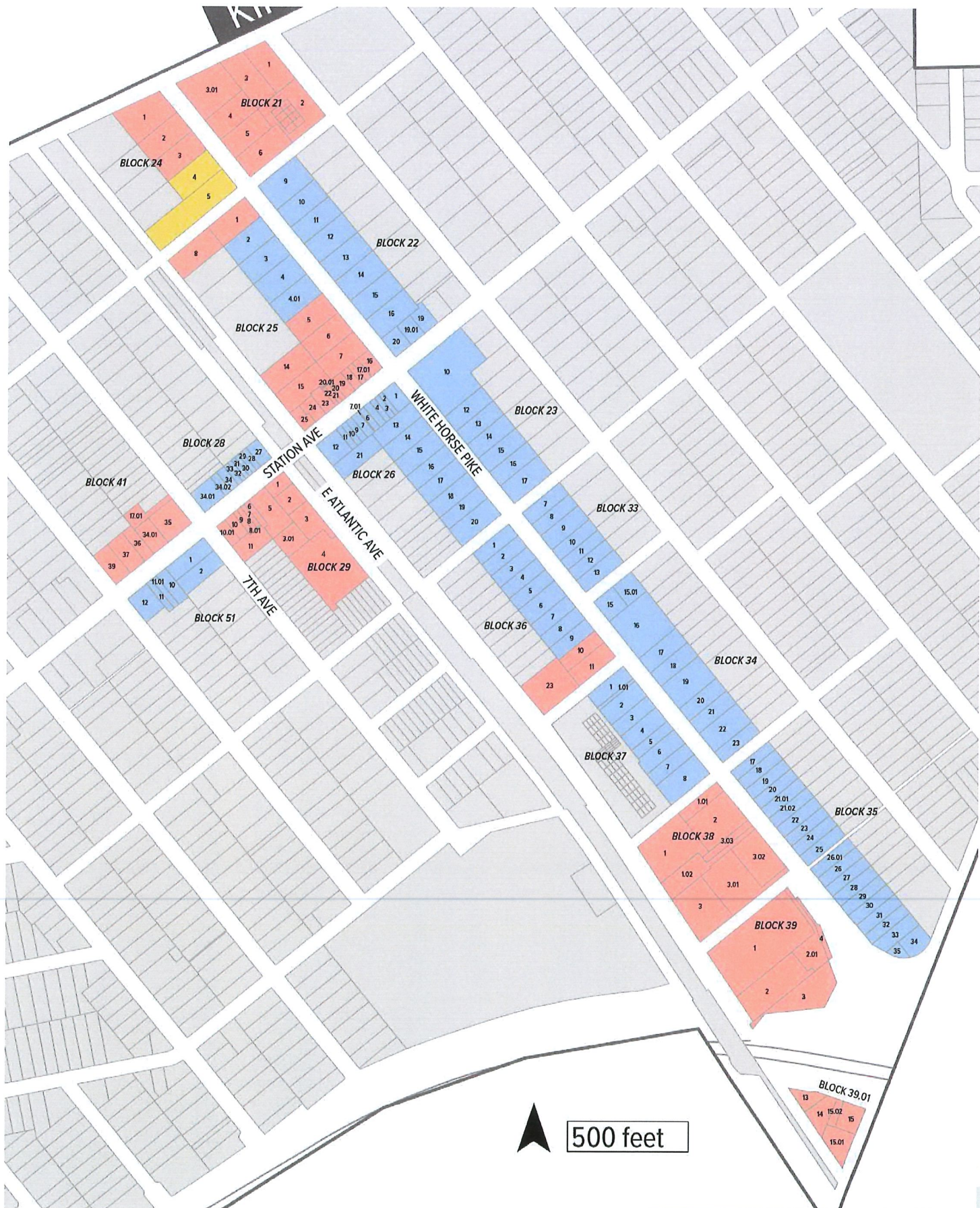




**Station Avenue
Redevelopment Plan #1**

Haddon Heights Borough
Camden County, NJ
Block 25, Lots 7, 16, 17, 17.01 & 18

SOURCE: NJDEP PARCEL DATA



RESOLUTION 2023:183

RESOLUTION AUTHORIZING A SHARED SERVICES AGREEMENT, BY AND BETWEEN THE COUNTY OF CAMDEN (DEPARTMENT OF PUBLIC WORKS) AND THE BOROUGH OF HADDON HEIGHTS FOR THE INSTALLATION AND MAINTENANCE OF SOLAR POWERED FLASHING PEDESTRIAN CROSSWALK SIGNS ON PROSPECT RIDGE BOULEVARD AND GLENVIEW AVENUE

WHEREAS, the Camden County Department of Public Works (“County”) and the Borough of Haddon Heights (“Borough” and/or “Haddon Heights”) share a common interest in facilitating the safe and responsible flow of traffic along Prospect Ridge Boulevard and desire to enter into a Shared Services Agreement (“Agreement”) for the installation and maintenance of solar powered flashing pedestrian cross walk signs on Prospect Ridge Boulevard and Glenview Avenue; and

WHEREAS, the County will purchase and install two (2) solar powered pedestrian crosswalk signs in the area of Prospect Ridge Boulevard and Glenview Avenue; and

WHEREAS, the Borough will own and maintain the two (2) solar powered pedestrian crosswalk signs in the area of Prospect Ridge Boulevard and Glenview Avenue after they are installed; and

WHEREAS, these improvements and Agreement is in the best interest of the County and the Borough and will increase safety for the residents of Camden County; and

WHEREAS, this Shared Services Agreement is authorized pursuant to N.J.S.A. 40A:65-1 et seq. ("Uniform Shared Services and Consolidation Act") which permits two local units to enter into a contract for any service which any party to the agreement is empowered to render within its jurisdiction; and

WHEREAS, all additional terms and conditions of the Shared Services Agreement shall be subject to the review and approval of the Borough Solicitor.

NOW, THEREFORE BE IT RESOLVED, that Borough Council of the Borough of Haddon Heights as follows:

1. The provisions of the **WHEREAS** clauses set forth above are incorporated herein by reference and made a part hereof.
2. The Mayor and/or Council President to take any and all actions necessary to execute a Shared Services Agreement by and between the County of Camden and the Borough of Haddon Heights for the provision of the installation and maintenance of two (2) solar powered flashing pedestrian crosswalk signs on Prospect Ridge Boulevard and Glenview Avenue in the County of Camden, pursuant to the Uniform Shared Services and Consolidation Act, N.J.S.A. 40A:65-1 et seq.

3. The final executed Shared Services Agreement between the parties shall be attached to this Resolution upon execution and kept on file in the Office of the Borough Clerk of the Borough of Haddon Heights.
4. The subject Shared Services Agreement shall be filed, for informational purposes, with the Division of Local Government Services in the Department of Community Affairs, pursuant to rules and regulations promulgated by the Director.

Date: November 8, 2023

Mayor Zachary Houck

ATTEST: _____
Kelly Santosusso, RMC, Borough Clerk

CERTIFICATION

I, Kelly Santosusso, Borough Clerk for the Borough of Haddon Heights do hereby certify the foregoing Resolution to be a true and complete copy of a Resolution adopted at a public meeting of the Governing Body held on November 8, 2023.

Kelly Santosusso, RMC, Borough Clerk

RESOLUTION 2023:184

RESOLUTION TO THE COUNCIL OR THE BOROUGH OF HADDON HEIGHTS BARRINGTON SUPPORTING AND APPROVING AN APPLICATION FOR THE SUBMISSION OF AN N.J.D.O.T. SAFE ROUTES TO SCHOOL (S.R.T.S.) PROGRAM APPLICATION, FY2024 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

WHEREAS, the Safe Routes to School (S.R.T.S.) Program provides funds through the New Jersey Department of Transportation (N.J.D.O.T.) for a variety of infrastructure projects; and

WHEREAS, the Boroughs of Barrington and Haddon Heights are applying for funding to conduct a N.J.D.O.T. Safe Routes to School (S.R.T.S.) Program for FY2024 Pedestrian Safety along the school route for Avon Elementary School and Woodland Middle School for Barrington students and Haddon Heights Junior/Senior High School for Haddon Heights, Barrington and Lawnside students;

WHEREAS, the project will help to continue and improve the promotion and encouragement of pedestrian and bicycle access and safety for school children to and from Avon Elementary School and Woodland Middle School for Barrington students and Haddon Heights Junior/Senior High School for Haddon Heights, Barrington and Lawnside students; and

WHEREAS, maintenance of the facility, once constructed, will be assumed by the Borough of Haddon Heights with the exception of one (1) local ordinance that places maintenance responsibility with each individual property owner, and two (2) of those crosswalks on State or County Highways;

NOW, THEREFORE BE IT RESOLVED, by the Governing Body of the Borough of Haddon Heights, County of Camden, State of New Jersey, that the application is hereby made to the Commissioner of Transportation for Aid under the S.R.T.S. Program for the Pedestrian Safety 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.

BE IT FURTHER RESOLVED THAT:

1. any aid received as a result of the application will only be used for eligible costs for a project compromised of the improvements as stated in the application; and
2. if the application is approved and accepted by the New Jersey Department of Transportation, the sponsor agrees to the agreement as stated in the application and provide the required long-term maintenance of the proposed improvements; and

RESOLUTION 2023:185

RESOLUTION FOR RENEWAL OF MEMBERSHIP IN THE CAMDEN COUNTY MUNICIPAL JOINT INSURANCE FUND

WHEREAS, the Borough of Haddon Heights is a member of the Camden County Municipal Joint Insurance Fund; and

WHEREAS, said membership terminates as of December 31, 2023 unless earlier renewed by agreement between the Municipality and the Fund; and

WHEREAS, the Borough of Haddon Heights desires to renew said membership;

NOW THEREFORE BE IT RESOLVED as follows:

1. The Borough of Haddon Heights agrees to renew its membership in the Camden County Municipal Joint Insurance Fund and to be subject to the Bylaws, Rules and Regulations, coverage's and operating procedures thereof as presently existing or as modified from time to time by lawful act of the Fund.
2. The Mayor and Clerk shall be and are hereby authorized to execute the Agreement to renew membership annexed hereto and make a part hereof and to deliver same to the Camden County Municipal Joint Insurance Fund evidencing the Municipality's intention to renew its membership

This Resolution agreed to this _____ day of _____, 2023 by a vote of:

_____ Affirmative

_____ Negative

Date: November 8, 2023

Mayor Zachary Houck

ATTEST: _____
Kelly Santosusso, RMC, Borough Clerk

CERTIFICATION:

I, Kelly Santosusso, Clerk of the Borough of Haddon Heights do hereby certify the foregoing to be a true and correct copy of a Resolution duly adopted at a regularly scheduled meeting of Borough Council held November 8, 2023

Kelly Santosusso, RMC, Borough Clerk

**AGREEMENT TO RENEW MEMBERSHIP IN THE
CAMDEN COUNTY MUNICIPAL JOINT INSURANCE FUND**

WHEREAS, the **Camden County Municipal Joint Insurance Fund** (hereinafter the Fund) is a duly chartered Municipal Insurance Fund as authorized by NJSA 40A:10-36 et seq., and;

WHEREAS, the **Borough of Haddon Heights** is currently a member of said Fund, and;

WHEREAS, effective December 31, 2023, said membership will expire unless earlier renewed, and;

WHEREAS, the Mayor and Council of the Borough of Haddon Heights has resolved to renew said membership;

NOW THEREFORE, it is agreed as follows:

1. Haddon Heights hereby renews its membership in the Camden County Municipal Joint Insurance Fund for a three (3) year period, beginning January 1, 2024 and ending January 1, 2027*.
2. Haddon Heights hereby ratifies and reaffirms the Indemnity and Trust Agreement, Bylaws and other organizational and operational documents of the Camden County Municipal Joint Insurance Fund as from time to time amended and altered by the Department of Insurance in accordance with the Applicable Statutes and administrative regulations as if each and every one of said documents were re-executed contemporaneously herewith.
3. Haddon Heights agrees to be a participating member of the Fund for the period herein provided for and to comply with all of the rules and regulations and obligations associated with said membership.
4. In consideration of the continuing membership of the Borough of Haddon Heights in the Camden County Municipal Joint Insurance Fund, the Fund agrees, subject to the continuing approval of the Commissioner of Insurance, to accept the renewal application of Somerdale.
5. Executed the 8th day of NOVEMBER 2023 as the lawful and binding act and deed of the Borough of Haddon Heights, which execution has been duly authorized by public vote of the governing body.

*12:01 am

MAYOR

ATTEST

EXECUTIVE DIRECTOR
CAMDEN COUNTY MUNICIPAL JOINT INSURANCE FUND

RESOLUTION 2023:186

RESOLUTION TO CLOSE ESCROW ACCOUNT AND AUTHORIZE REFUND OF PLANNING BOARD ESCROW BALANCE

WHEREAS, developers/applicants are required to deposit monies with the Borough for the purposes of offsetting Borough professional costs to review plans or to inspect approved development and for the purpose of ensuring the satisfactory completion of public or private improvements; and

WHEREAS, these deposited monies, following all necessary withdrawals to cover the Borough's expenses or costs, may be released upon satisfactory completion of work, receipt of review board decisions, or completion of guaranteed work, upon passage of a Borough resolution authorizing such release; and

WHEREAS, efforts were made to contact all professionals to verify project completion and satisfy all professional services billings.

WHEREAS, the escrow balance for Planning Board Case #PB22-8-2P is \$394.00 and shall be refunded to:

Joshua Elton
27 Ninth Avenue
Haddon Heights, NJ 08035

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Haddon Heights, in the County of Camden and State of New Jersey, that the above referenced escrow balance be refunded to Joshua Elton, 27 Ninth Avenue, Haddon Heights, New Jersey.

Date: September 5, 2023

Mayor Zachary Houck

ATTEST: _____
Kelly Santosusso, RMC, Borough Clerk

CERTIFICATION:

I, Kelly Santosusso, Clerk of the Borough of Haddon Heights do hereby certify that the foregoing resolution was duly adopted by Borough Council at the Work Session Council meeting held on the 8th day of November, 2023.

Kelly Santosusso, RMC, Borough Clerk

3. the Mayor and Clerk are hereby authorized to execute and attest this resolution, application and agreement.

BOROUGH OF HADDON HEIGHTS

Date: November 8, 2023

BY: _____
Mayor Zachary Houck

ATTEST: _____
Kelly Santosusso, RMC, Borough Clerk

CERTIFICATION:

I, Kelly Santosusso, Clerk for the Borough of Haddon Heights, hereby certify this to be a true and correct copy of a resolution approved by the Governing Body at the Council Meeting held on November 8, 2023.

Kelly Santosusso, RMC, Borough Clerk

RESOLUTION 2023:187

RESOLUTION AUTHORIZING PAYMENT OF BILLS & CLAIMS FOR THE FIRST HALF OF NOVEMBER

November 8, 2023

Per Attached:

<i>Current Fund</i>	1,712,553.52
School Taxes	1,211,043.13
Appropriated Reserves	1,600.00
Escrow Fund	8,604.50
Grant Fund	681.40
Capital Fund	25,783.75
Trust – Dog	0.00
<i>Trust Fund</i>	1,707.36
Total Per Attached	<u>2,961,973.66</u>

<i>Payroll</i>	
Current Fund	92,777.54
Grant Fund	0.00
Trust Fund	18,938.03
Total Payroll	<u>111,715.57</u>

Total	<div style="border: 1px solid black; padding: 2px;">3,073,689.23</div>
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Date: November 8, 2023

Mayor Zachary Houck

ATTEST: _____
Kelly Santosusso, RMC, Borough Clerk

P.O. Type: A11
Range: First to Last
Format: Detail without Line Item Notes
Vendor: A11
Rcvd Batch Id Range: First to Last
Include Project Line Items: Yes
First Enc Date Range: First to 12/31/23
Include Non-Budgeted: Y
Open: N Paid: N Void: N
Rcvd: Y Held: N Appv: Y
Bid: Y State: Y Other: Y Exempt: Y

Vendor # Name	PO # PO Date Description	Contract PO Type	Amount Charge Account	Acct Type Description	Stat/chk	First Rcvd	Chk/Void	Invoice	1099
Item Description						Enc Date Date	Date		Exc]

AMAZON CAPITAL SERVICES

23-01148 11/01/23 MAGPUL MBUS RAIL SIGHTS

1 MAGPUL MBUS RAIL SIGHTS 642.00 3-01-25-240-233

B Police - Minor Equipment / Supplies R 11/01/23 11/03/23

N

Vendor Total: 642.00

ARTIST ARTISIGN

23-01119 10/18/23 SPAGHETTI DINNER BANNER

1 SPAGHETTI DINNER BANNER 500.00 T-13-56-860-823

B Reserve for Neighbor Night out (520) R 10/18/23 10/24/23

N

23-01138 10/24/23 SPAGHETTI DINNER SIGN

1 SPAGHETTI DINNER SIGN 185.00 T-13-56-860-823

B Reserve for Neighbor Night out (520) R 10/24/23 11/03/23

N

Vendor Total: 685.00

AUDUBON BOROUGH OF AUDUBON

23-01115 10/18/23 SSA DPW AND COURT NOV 2023

1 SSA DPW NOV 2023 83,359.75 3-01-42-465-202

B Audubon - Public Works

R 10/18/23 11/03/23

N

2 SSA COURT NOV 2023 12,628.50 3-01-43-490-201

B Court - Shared Service

R 10/18/23 11/03/23

N

Vendor Total: 95,988.25

BACH ASSOC PC

21-00975 12/08/21 11th, Maple, Bradshaw, 1st

8 11th, Maple, Bradshaw, 1st 7,080.00 C-04-55-833-801

B 2021:1510 Road and Sidewalk Impr.

R 12/08/21 10/17/23

26453

N

9 11th, Maple, Bradshaw, 1st 15,045.00 C-04-55-833-801

B 2021:1510 Road and Sidewalk Impr.

R 12/08/21 10/17/23

26319

N

22,125.00

23-01095 10/17/23 Escrow:Engineering to 8/31

1 Escrow:Engineering to 8/31 52.50 PB23-9-2P

P ZASLOW - 301 FOURTH AVE

R 10/17/23 10/17/23

26912

N

November 3, 2023
02:59 PM

HADDON HEIGHTS BOROUGH
Purchase Order Listing By Vendor Id

Vendor #	Name	Contract	PO Type	Acct Type	Description	Stat/Chk	First Rcvd	chk/Void	Invoice	1099
PO #	PO Date	Description	Amount	Charge Account	Acct Type	Description	Stat/Chk	Enc Date	Date	Excl
Item Description										
BAGHA BAGH ASSOC PC Continued										
23-01096	10/17/23	Escrow:Engineering to 8/31	52.50	PB23-9-1P	P	JOHN SMALDORE	R	10/17/23	10/17/23	26913
1 Escrow:Engineering to 8/31										N
23-01097	10/17/23	Escrow:Engineering to 8/31	1,635.25	PB22-5-1P	P	UNA VOCE -414 WHITE HORSE PIKE	R	10/17/23	10/17/23	26907
1 Escrow:Engineering to 8/31										N
23-01100	10/17/23	Escrow:Engineering to 8/31	52.50	PB23-9-3P	P	DISTINCTIVE IMAGE-603 WHP	R	10/17/23	10/17/23	26911
1 Escrow:Engineering to 8/31										N
23-01101	10/17/23	Engineering: HH2022-4 Devon	420.00	C3-00003 C	B	2022.1525 Soccer Field Improvements	R	01/01/23	10/17/23	26904
1 Engineering: HH2022-4 Devon										N
23-01102	10/17/23	Engineering: HH2022-5 LRIG	572.50	G-02-41-722-303	B	Camden County Recreation Grant	R	01/17/23	10/17/23	26905
1 Engineering: HH2022-5 LRIG										N
23-01105	10/17/23	Engineering:HH2021-4	3,238.75	C3-00010 C	B	2022.1526 Lake St. Pump Station	A	01/01/23	10/17/23	26969
1 Engineering:HH2021-4										N
23-01163	11/02/23	Escrow:Engineering Sept	1,273.00	PB23-9-3P	P	DISTINCTIVE IMAGE-603 WHP	R	11/02/23	11/02/23	27052
1 Escrow:Engineering Sept										N
23-01164	11/02/23	Escrow:Engineering Sept	435.75	PB23-9-2P	P	ZASLOW - 301 FOURTH AVE	R	11/02/23	11/02/23	27053
1 Escrow:Engineering Sept										N
23-01165	11/02/23	Escrow:Engineering Sept	519.50	PB23-9-1P	P	JOHN SMALDORE	R	11/02/23	11/02/23	27054
1 Escrow:Engineering Sept										N
23-01166	11/02/23	Escrow:Engineering Sept	1,637.00	PB22-5-1P	P	UNA VOCE -414 WHITE HORSE PIKE	R	11/02/23	11/02/23	27056
1 Escrow:Engineering Sept										N
23-01168	11/02/23	Engineering: General Sept 2023	811.50	3-01-20-165-205	B	Engineering - Professional Services	R	11/02/23	11/02/23	27075
1 Engineering: General Sept 2023										N
Vendor Total:			32,825.75							

November 3, 2023
02:59 PM

HADDON HEIGHTS BOROUGH
Purchase Order Listing By Vendor Id

Page No: 3

Vendor #	Name	Contract #	PO Type	Acct Type	Description	Stat/Chk	First Rcvd Enc Date Date	Chk/Void Date	Invoice	1099 Excl
PO #	PO Date	Description	Amount	Charge Account						
Item Description										
BEAC LYNN BLACKBURN										
23-01140	10/24/23	MEDICARE REIMBURSEMENT 2023	1,978.80	3-01-23-220-259	B Medicare Retired Employees	R	10/24/23	11/03/23		N
1	MEDICARE REIMBURSEMENT 2023		1,978.80							
Vendor Total:			1,978.80							
BLUE HORIZON BLUE CROSS BLUE SHIELD										
23-01157	11/01/23	DENTAL NOVEMBER 2023	1,205.70	3-01-23-220-245	B Blue Cross Dental	R	11/01/23	11/03/23	302961233	N
1	DENTAL NOVEMBER 2023		3,212.76	3-01-23-220-245	B Blue Cross Dental	R	11/01/23	11/03/23	302944224	N
2	DENTAL HHPD NOVEMBER 2023		4,418.46							
Vendor Total:			4,418.46							
BOWMAN BOWMAN AND COMPANY LLP										
23-01104	10/17/23	AUDIT	6,000.00	3-01-20-135-205	B Professional Audit Services	R	10/17/23	10/17/23	113008	N
1	2022 AUDIT		3,000.00	3-01-20-130-205	B Finance - Professional Finance Services	R	10/17/23	10/17/23	113008	N
2	Continuing disclosure YE2022		9,000.00							
Vendor Total:			9,000.00							
BUDAT Bud's Auto & Truck Repair, Inc										
23-01169	11/02/23	PIERCE SQUIRT MAINTENANCE	7,404.62	3-01-26-315-207	B Vehicle Maint - Fire	R	11/02/23	11/03/23	57759	N
1	2015 PIERCE SQUIRT MAINTENANCE									
23-01175	11/02/23	PIERCE SQUIRT ROAD SVC	805.00	3-01-26-315-207	B Vehicle Maint - Fire	R	11/02/23	11/03/23	58389	N
1	2015 PIERCE SQUIRT ROAD SVC									
Vendor Total:			8,209.62							
BURES BURLINGTON EMERGENCY SERVICES										
23-01171	11/02/23	CRSE 7715-INCIDENT COMMAND SYS	90.00	3-01-25-265-231	B Fire - Schools/Training	R	11/02/23	11/03/23	10806	N
1	CRSE 7715-INCIDENT COMMAND SYS									
Vendor Total:			90.00							

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HADDON HEIGHTS BOROUGH
Purchase Order Listing By Vendor Id

Vendor #	Name	PO #	PO Date	Description	Contract	PO Type	Acct Type	Description	Strat/Chk	Enc Date	Rcvd Date	Chk/Void Date	Invoice	1099
Item Description	Amount	Charge Account	Acct Type	Description										Excl

CAMDEN COUNTY ENERGY, LLC

23-01182 11/03/23 DISPOSAL OCTOBER 2023

1 SOLID WASTE DISPOSAL OCT 2023	21,981.13	3-01-32-465-217	B	Solid Waste - Camden Resource Recovery	R	11/03/23	11/03/23	467238	N
2 RECYCLING TAX OCT 2023	758.58	3-01-32-465-302	R	Recycling Tax	R	11/03/23	11/03/23	467238	N

22,739.71

Vendor Total: 22,739.71

CAMDEN COUNTY TREASURER

23-01150 11/01/23 COUNTY TAXES 4TH QTR 2023

1 COUNTY TAXES 4TH QTR 2023	1,428,556.74	3-01-55-001-002	B	County Taxes Payable	R	11/01/23	11/03/23	37364	N
2 OPEN SPACE TAXES 4TH QTR 2023	47,561.21	3-01-55-001-004	R	County Open Space Tax Payable	R	11/01/23	11/03/23	37364	N

1,476,117.95

Vendor Total: 1,476,117.95

CHRISTMAS DESIGNERS

23-01144 10/27/23 HOLIDAY LIGHTS/DECORATIONS

1 HOLIDAY LIGHTS/DECORATIONS	4,000.00	3-01-20-100-411	B	Marketing Events & Communic.	R	10/27/23	11/03/23		N
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Vendor Total: 4,000.00

COMCAST

23-01160 11/01/23 INTERNET OCTOBER 2023

1 MUNI BLDG INTERNET OCT 2023	279.89	3-01-31-440-216	B	Regular Telephones	R	11/01/23	11/03/23		N
2 SOF BLDG INTERNET OCT 2023	161.85	3-01-31-440-216	R	Regular Telephones	R	11/01/23	11/03/23		N
3 FIRE BLDG INTERNET OCT 2023	291.75	3-01-31-440-216	R	Regular Telephones	R	11/01/23	11/03/23		N

733.49

Vendor Total: 733.49

COUNTY CONSERVATION CO

23-01176 11/02/23 YARD TRIMMING/LOGS 10/11-10/26

1 YARD TRIMMING 10/11-10/13	405.00	3-01-32-465-218	B	Solid waste - Brush Pickup	R	11/02/23	11/03/23	328064	N
2 YARD TRIMMING/LOGS 10/19-10/20	1,573.00	3-01-32-465-218	R	Solid waste - Brush Pickup	R	11/02/23	11/03/23	328181	N

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HADDON HEIGHTS BOROUGH
Purchase Order Listing By Vendor Id

Vendor #	Name	PO #	PO Date	Description	Contract	PO Type	Acct Type	Description	Stat/Chk	First Rcvd	Chk/Void	Invoice	1099
Item	Description				Amount	Charge Account				Enc Date	Date		Excl
COUNCIL COUNTY CONSERVATION CO													
Continued													
23-01176	11/02/23 YARD TRIMMING/LOGS	10/11-10/26	Continued										
3	YARD TRIMMING	10/24-10/26			918.00	3-01-32-465-218		B Solid waste - Brush Pickup	R	11/02/23	11/03/23	328290	N
					2,896.00								
Vendor Total:					2,896.00								
ELTON JOSHUA ELTON													
23-01162	11/02/23 Escrow Refund:Elton Closed												
1	Escrow Refund:Elton Closed				394.00	PB22-8-2P		P ELTON - 27 NINTH AVE.	R	11/02/23	11/02/23		N
Vendor Total:					394.00								
ENSCONS EMS CONSULTING SERVICES													
23-01170	11/02/23 NR/NJ EMT REFRESHER COURSE												
1	NR/NJ EMT REFRESHER COURSE				125.00	3-01-25-265-231		B Fire - Schools/Training	R	11/02/23	11/03/23	23-1549	N
Vendor Total:					125.00								
FRONA FRONTINO AUTOMOTIVE													
23-01118	10/18/23 2008 CHEVY TAHOE MAINTENANCE												
1	2008 CHEVY TAHOE MAINTENANCE				1,237.33	3-01-26-315-207		B Vehicle Maint - Fire	R	10/18/23	11/03/23	2299	N
Vendor Total:					1,237.33								
GALLE EVELYN S GALLAGHER													
23-01112	10/18/23 MEDICARE REIMBURSEMENT 2023												
1	MEDICARE REIMBURSEMENT 2023				1,978.80	3-01-23-220-259		B Medicare Retired Employees	R	10/18/23	11/03/23		N
Vendor Total:					1,978.80								
GESEG GARY GESERICK													
23-01139	10/24/23 MEDICARE REIMBURSEMENT 2023												
1	MEDICARE REIMBURSEMENT - GARY				1,978.80	3-01-23-220-259		B Medicare Retired Employees	R	10/24/23	11/03/23		N

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HADDON HEIGHTS BOROUGH
Purchase Order Listing By Vendor Id

Vendor #	Name	Contract	PO Type	Stat/chk	First Rcvd	chk/Void	Invoice	1099	
PO #	PO Date	Description	Amount	Charge Account	Acct Type	Description	Enc Date	Date	Excl
Item	Description	Amount	Charge Account	Acct Type	Description	Stat/chk	Enc Date	Date	Excl

INTERSTATE MOBILE CARE INC									
23-0107 10/11/23 MEDICAL EXAMS									
1	WARD/MALONE/BISHOP/ABISHOP	535.00	3-01-25-240-228	R	10/11/23	11/03/23	18430	N	
2	WEISNER	160.00	3-01-25-240-228	R	10/11/23	11/03/23	18099	N	
3	DOREEN DIRENZO	151.00	3-01-25-240-228	R	10/11/23	11/03/23	17943	N	
Vendor Total:		846.00							

J H SERVICES INCORPORATED									
23-0119 11/01/23 TAX ASSESSMENT INVOICES									
1	2023 A/O FIELD INSPECTIONS	1,610.00	3-01-20-150-257	R	11/01/23	11/03/23		N	
2	ANNUAL FILE MAINTENANCE 2023	2,117.50	3-01-20-150-256	R	11/01/23	11/03/23		N	
Vendor Total:		3,727.50							

EVELYN (PAT) JOHNSON									
23-0113 10/18/23 MEDICARE REIMBURSEMENT 2023									
1	MEDICARE REIMBURSEMENT 2023	1,978.80	3-01-23-220-259	R	10/18/23	11/03/23		N	
Vendor Total:		1,978.80							

MAUREEN JOOS									
23-0119 11/02/23 HEIGHTS GROWS REIMB-LAWN BAGS									
1	HEIGHTS GROWS REIMB-LAWN BAGS	11.39	T-13-56-860-828	R	11/02/23	11/03/23		N	
Vendor Total:		11.39							

KDI, INC.									
23-0115 11/01/23 CONTRACT BASE/OVERAGE CHARGES									
1	CONTRACT BASE 1/11/23-1/10/24	234.30	3-01-20-100-516	R	11/01/23	11/03/23	1284080	N	
2	OVERAGE 7/11/23-10/10/23	392.87	3-01-20-100-516	R	11/01/23	11/03/23	1284080	N	
Vendor Total:		627.17							

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HADDON HEIGHTS BOROUGH
Purchase Order Listing By Vendor Id

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Vendor #	Name	Contract	PO Type	Acct Type	Description	Stat	Chk	First	Rcvd	Chk/Void	Invoice	1099
PO #	PO Date	Description	Amount	Charge Account	Acct Type	Description	Stat	Chk	Enc	Date	Date	Excl

LUDWIG, KYLE LUDWIG

23-00458 05/26/23 COMM GARDEN FLOWERS REIMBURSE

1 COMM GARDEN FLOWERS REIMBURSE 50.97 T-13-56-860-819

B Reserve Community Garden Expenses (516) R 05/26/23 11/03/23

N

Vendor Total: 50.97

MAJESTIC OIL COMPANY INC

23-01178 11/02/23 DIESEL FUEL DELIVERY 10/26

1 DIESEL FUEL DELIVERY 10/26 1,867.60 3-01-31-460-276

B Diesel Fuel R 11/02/23 11/03/23

46014

N

Vendor Total: 1,867.60

MALEY, MALEY GIVENS

20-01162 12/11/20 Planning Board 10/20

1 Planning Board 10/20 1,520.00 2-01-55-009-003

B Accounts Payable

R 12/11/20 10/19/23

17815

N

23-01121 10/19/23 Legal:Redevelopment

1 Legal:Redevelopment 1,344.00 3-01-21-180-206

B Planning Bd-Redevelopment Study

R 10/19/23 10/19/23

21017

N

2 Legal:Redevelopment 38.50 3-01-21-180-206

B Planning Bd-Redevelopment Study

R 10/19/23 10/19/23

21017

N

3 Legal:Redevelopment Copies 1.40 3-01-21-180-206

B Planning Bd-Redevelopment Study

R 10/19/23 10/19/23

21017

N

4 Legal:Redevelopment Credit 110.00- 3-01-21-180-206

B Planning Bd-Redevelopment Study

R 10/19/23 10/19/23

21017

N

1,273.90

23-01123 10/19/23 Legal:Sign Installation BOE

1 Legal:Sign Installation BOE 32.00 2-01-21-180-205

B Planning Bd - Professional Service

R 10/19/23 10/19/23

19767

N

2 Legal:Sign Installation BOE 48.00 2-01-21-180-205

B Planning Bd - Professional Service

R 10/19/23 10/19/23

19767

N

80.00

23-01124 10/19/23 Legal:Redevelopment

1 Legal:Redevelopment 378.00 3-01-21-180-206

B Planning Bd-Redevelopment Study

R 10/19/23 10/19/23

21513

N

2 Legal:Redevelopment 400.00 3-01-21-180-206

B Planning Bd-Redevelopment Study

R 10/19/23 10/19/23

21513

N

3 Legal:Redevelopment Copies 16.80 3-01-21-180-206

B Planning Bd-Redevelopment Study

R 10/19/23 10/19/23

21513

N

794.80

23-01125 10/19/23 Escrow:St Mary

1 Escrow:St Mary's 672.00 RD22-9-1R

P 18 WHP REDEVELOP-HH SENIOR

R 10/19/23 10/19/23

21512

N

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Vendor #	Name	PO #	PO Date	Description	Contract	PO Type	Amount	Charge Account	Acct Type	Description	Stat/chk	First Rcvd	chk/Void	Invoice	1099
Item Description												Enc Date	Date		Excl
MALEY GIVENS Continued															
23-01126 10/19/23 Escrow:Broken Ground															
1	Escrow:Broken Ground				1,407.00	RD22-9-2R			P	BROKEN GROUND- 501 STATION	R	10/19/23	10/19/23	21510	N
23-01134 10/24/23 Legal:Tax Abatement 508Station															
1	Legal:Tax Abatement 508Station				760.00	3-01-20-155-381			B	Legal - other Legal Expenses	R	10/24/23	10/24/23	21511	N
23-01135 10/24/23 Legal:Redevelopment															
1	Legal:Redevelopment				231.00	3-01-21-180-206			B	Planning Bd-Redevelopment Study	R	10/24/23	10/24/23	21569	N
23-01136 10/24/23 Escrow:Legal															
1	Legal:Tax Abatement 615 WHP				363.00	3-01-20-155-381			B	Legal - other Legal Expenses	R	10/24/23	10/24/23	21568	N
23-01146 10/31/23 Planning Board															
1	Escrow:Steward				128.00	T-13-56-860-802			B	Reserve Planning Board Escrow (500)	R	10/31/23	10/31/23	19357	N
2	Escrow:Stefano				224.00	T-13-56-860-802			B	Reserve Planning Board Escrow (500)	R	10/31/23	10/31/23	19356	N
3	Escrow:Scola				128.00	T-13-56-860-802			B	Reserve Planning Board Escrow (500)	R	10/31/23	10/31/23	19354	N
4	Escrow:Ecker				128.00	T-13-56-860-802			B	Reserve Planning Board Escrow (500)	R	10/31/23	10/31/23	19349	N
5	Escrow:2008 Maple McCloskey				112.00	T-13-56-860-802			B	Reserve Planning Board Escrow (500)	R	10/31/23	10/31/23	19348	N
7	Escrow:1833 Maple Devino				240.00	T-13-56-860-802			B	Reserve Planning Board Escrow (500)	R	10/31/23	10/31/23	18623	N
23-01161 11/02/23 Escrow:Legal 8/18/22															
1	Escrow:Legal 8/18/22				64.00	PR22-8-2P			P	ELTON - 27 NINTH AVE.	A	11/02/23	11/02/23	19975	N
Vendor Total: 8,125.70															
MCI MCI COMMERCIAL SERVICE -MA															
23-01156 11/01/23 LAKE ST PUMP OCTOBER 2023															
1	LAKE ST PUMP OCTOBER 2023				35.13	3-01-31-440-216			B	Regular Telephones	R	11/01/23	11/03/23		N
Vendor Total: 35.13															
METHU METHUEN HUMPHREY & CO.															
23-01120 10/19/23 2024 ANNUAL MAINT 12/1-11/30															
1	2024 ANNUAL MAINT 12/1-11/30				2,385.00	3-01-22-195-256			B	Construction - Service Contracts	R	10/19/23	10/19/23	12816000000008	N
Vendor Total: 2,385.00															

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HADDON HEIGHTS BOROUGH
Purchase Order Listing By Vendor Id

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Vendor # Name

PO # PO Date Description

Item Description

Contract PO Type
Amount Charge Account

Acct Type Description

Stat/Chk Enc Date Date
First Rcvd
Chk/Void
Date Invoice

1099
Excl

ONEGA ONE CALL CONCEPTS

23-01132 11/01/23 OCTOBER 2023

1 FIRE HYDRANTS OCT 2023 8,010.40 3-01-25-265-389

B Fire Hydrant Water Service

R 11/03/23 11/03/23

N

Vendor Total: 8,010.40

ONEGA ONE CALL CONCEPTS

23-01132 11/01/23 OCTOBER 2023

1 OCTOBER 2023 180.18 3-01-26-290-254

B Public Works - Sewer Maint/Repairs

R 11/01/23 11/03/23

3105083

N

Vendor Total: 180.18

PARKER PARKER MCGAY P.A.

23-01103 10/17/23 FILE NO 12651-0103 SEPT 2023

1 FILE NO 12651-0103 SEPT 2023 546.00 3-01-21-180-205

B Planning Bd - Professional Service

R 10/17/23 10/17/23

3170918

N

2 FILE NO 12651-0103 SEP MILEAGE 56.33 3-01-21-180-205

B Planning Bd - Professional Service

R 10/17/23 10/17/23

3170918

N

602.33

23-01130 10/24/23 Escrow:Legal

1 Escrow:Legal 58.50 PB23-9-2P

P ZASLOW - 301 FOURTH AVE

R 10/24/23 10/24/23

3170749

N

23-01131 10/24/23 Escrow:Legal

1 Escrow:Legal 253.50 PB23-9-1P

P JOHN SMALDRE

R 10/24/23 10/24/23

3170748

N

23-01133 10/24/23 Escrow:Legal

1 Escrow:Legal 97.50 PB23-9-3P

P DISTINCTIVE IMAGE-603 WHP

R 10/24/23 10/24/23

3170746

N

Vendor Total: 1,011.83

PEDRONI PEDRONI

23-01177 11/02/23 UNLEADED FUEL DELIVERIES

1 UNLEADED FUEL DELIVERY 10/13 3,080.64 3-01-31-460-275

B Unleaded Gas

R 11/02/23 11/03/23

586116

N

2 UNLEADED FUEL DELIVERY 10/26 3,705.24 3-01-31-460-275

B Unleaded Gas

R 11/02/23 11/03/23

586246

N

6,785.88

Vendor Total: 6,785.88

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HADDON HEIGHTS BOROUGH
Purchase Order Listing By Vendor Id

Vendor #	Name	Contract	PO Type	Acct Type	Description	Stat/chk	First Enc Date	Rcvd Date	chk/Void Date	Invoice	1099 Excl
PO #	PO Date	Description	Amount	Charge Account							
Item	Description										

PRINTING PRINCETON HOSTED SOLUTIONS

23-01154 11/01/23 PHONES OCTOBER 2023

1	PHONES OCTOBER 2023	268.81	3-01-31-440-216	B	Regular Telephones	R	11/01/23	11/03/23		233040301	N
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Vendor Total: 268.81

PROPAITI MEGAN PROPAITI

23-00710 08/16/23 MNO 2023 MISCELLANEOUS ITEMS

1	COTTON CANDY/BAKING PANS	23.98	G-02-41-703-301	B	Municipal Drug Alliance DEDR	R	08/16/23	11/03/23			N
2	GIFT BAGS	26.99	G-02-41-703-301	B	Municipal Drug Alliance DEDR	R	08/16/23	11/03/23			N
3	SIGN HOLDER	36.99	G-02-41-703-301	B	Municipal Drug Alliance DEDR	R	08/16/23	11/03/23			N
4	RAFFLE TICKETS/HANGING STRIPS	20.94	G-02-41-703-301	B	Municipal Drug Alliance DEDR	R	08/16/23	11/03/23			N
		108.90									

Vendor Total: 108.90

PSE&G PSE&G

23-01185 11/03/23 PSE&G SEPT 2023 (3)

1	MUNICIPAL BLDG	2,086.33	3-01-31-430-288	B	Electric & Gas	R	11/03/23	11/03/23			N
2	HH FIRE DEPT	798.41	3-01-31-430-288	B	Electric & Gas	R	11/03/23	11/03/23			N
		2,884.74									

23-01186 11/03/23 PSE&G OCT 2023 (1)

1	STREET LIGHTS	7,453.74	3-01-31-435-288	B	Street Lighting	R	11/03/23	11/03/23			N
2	CERVINO FIELD	11.04	3-01-31-430-288	B	Electric & Gas	R	11/03/23	11/03/23			N
3	E ATLANTIC AVE TRAF SIGNAL	24.78	3-01-31-435-288	B	Street Lighting	R	11/03/23	11/03/23			N
4	DEVON AVE TRAF SIGNAL	24.78	3-01-31-435-288	B	Street Lighting	R	11/03/23	11/03/23			N
5	DEVON AVE LIGHTS	1,955.71	3-01-31-435-288	B	Street Lighting	R	11/03/23	11/03/23			N
6	GLOVER AVE LIGHTS	223.43	3-01-31-435-288	B	Street Lighting	R	11/03/23	11/03/23			N
7	LOG CABIN	194.02	3-01-31-430-288	B	Electric & Gas	R	11/03/23	11/03/23			N
8	CANNON LIGHTS	5.04	3-01-31-435-288	B	Street Lighting	R	11/03/23	11/03/23			N
9	SOF BUILDING	495.15	3-01-31-430-288	B	Electric & Gas	R	11/03/23	11/03/23			N
10	COMMUNITY CENTER	437.25	3-01-31-430-288	B	Electric & Gas	R	11/03/23	11/03/23			N
		10,824.94									

Vendor Total: 13,709.68

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Vendor #	Name	PO #	PO Date	Description	Contract	PO Type	Acct Type	Description	Stat/Chk	First Rcvd	Chk/Void	1099	
Item Description	Amount	Charge Account								Enc Date	Date	Invoice	Excl
PUBSU PUBLIC SAFETY UNLIMITED LLC													
23-01001 09/22/23 CROSSING GUARD EQUIPMENT													
1 CROSSING GUARD EQUIPMENT	250.00	3-01-25-240-233					B Police - Minor Equipment / supplies		R	09/22/23	11/03/23	19597	N
Vendor Total: 250.00													
REIRO THE RETROSPECT													
23-01181 11/02/23 LEGAL AD-AUDIT & ORD 2023-1537													
1 LEGAL AD-AUDIT & ORD 2023-1537	194.31	3-01-20-120-217					B Clerk - Legal Advertising		R	11/02/23	11/03/23	20216	N
Vendor Total: 194.31													
ROMCG ROMAN COLLEGE OF SOUTH JERSEY													
23-01081 10/11/23 FIREEMERG SVC INSTRUCTOR LV 1													
1 FIREEMERG SVC INSTRUCTOR LV 1	150.00	3-01-25-265-231					B Fire - Schools/Training		R	10/11/23	11/03/23	24-180-01	N
Vendor Total: 150.00													
STARA SHITLEY STARRITT													
23-01145 10/30/23 MEDICARE REIMBURSEMENT 2023													
1 MEDICARE REIMBURSEMENT 2023	1,978.80	3-01-23-220-259					B Medicare Retired Employees		R	10/30/23	11/03/23		N
Vendor Total: 1,978.80													
SUPRY SUPERIOR VISION INSURANCE NGL													
23-01158 11/01/23 VISION NOVEMBER 2023													
1 VISION NOVEMBER - RETIREES	120.87	3-01-23-220-247					B Vision Plan		R	11/01/23	11/03/23	771127	N
2 VISION NOVEMBER - GMU	77.49	3-01-23-220-247					B Vision Plan		R	11/01/23	11/03/23	771125	N
3 VISION NOVEMBER - NONCONTRACT	61.09	3-01-23-220-247					B Vision Plan		R	11/01/23	11/03/23	771126	N
4 VISION NOVEMBER - POLICE	644.93	3-01-23-220-247					B Vision Plan		R	11/01/23	11/03/23	771124	N
Vendor Total: 904.38													
VER24 VERIZON													
23-01188 11/03/23 INTERNET NOVEMBER 2023													
1 MINI BLDG INTERNET NOV 2023	129.99	3-01-31-440-216					B Regular Telephones		R	11/03/23	11/03/23		N

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Vendor #	Name	PO #	PO Date	Description	Contract	PO Type	Amount	Charge Account	Acct Type	Description	Stat/Chk	First Rcvd	Enc Date	Date	chk/void	Invoice	1099
Item	Description																Excl
VER24 VERIZON																	
23-01188 11/03/23 INTERNET NOVEMBER 2023																	
Continued																	
2	CABIN INTERNET NOV 2023						129.99	3-01-31-440-216	B	Regular Telephones	R	11/03/23	11/03/23				N
							259.98										
Vendor Total:							259.98										
VER33 VERIZON																	
23-01183 11/03/23 OCTOBER 2023 PHONES (2)																	
1	856-546-5750						42.46	3-01-31-440-216	B	Regular Telephones	R	11/03/23	11/03/23				N
Vendor Total:							42.46										
VER24 VERIZON WIRELESS																	
23-01184 11/03/23 CELL PHONES OCT 2023																	
1	923331258-00001						523.17	3-01-31-440-216	B	Regular Telephones	R	11/03/23	11/03/23				N
2	920242421-00001						114.03	3-01-31-440-216	B	Regular Telephones	R	11/03/23	11/03/23				N
3	821617043-00001						152.04	3-01-31-440-216	B	Regular Telephones	R	11/03/23	11/03/23				N
							789.24										
Vendor Total:							789.24										
VOORREES ANIMAL ORHPANAGE																	
23-01153 11/01/23 STRAY ANIMAL HOLDING NOV 2023																	
1	STRAY ANIMAL HOLDING NOV 2023						417.00	3-01-27-340-205	B	Animal	R	11/01/23	11/03/23			88299	N
Vendor Total:							417.00										
HBMASON WB MASON																	
23-01141 10/25/23 OFFICE SUPPLIES																	
1	PAPER						154.73	3-01-20-100-311	B	Office Supplies	R	10/25/23	11/03/23			241955626	N
2	FOLDERS						54.24	3-01-20-100-311	B	Office Supplies	R	10/25/23	11/03/23			24196519	N
3	INDEX						7.81	3-01-20-100-311	B	Office Supplies	R	10/25/23	11/03/23			241917914	N
							216.78										
Vendor Total:							216.78										

November 3, 2023
02:59 PM

HADDON HEIGHTS BOROUGH
Purchase Order Listing By Vendor Id

Vendor #	Name	Contract	PO Type	Acct Type	Description	Stat/chk	Enc	First	Rcvd	chk/Void	Invoice	1099
PO #	PO Date	Description	Amount	Charge	Account	Date	Date	Date	Date	Date		Excl
Item Description												
Total Purchase Orders:		79	Total P.O. Line Items:	128	Total List Amount:	2,961,973.66	Total Void Amount:	0.00				

Totals by Year-Fund						
Fund Description	Fund	Budget Total	Revenue Total	G/L Total	Project Total	Total
CURRENT FUND	2-01	1,600.00	0.00	0.00	0.00	1,600.00
CURRENT FUND	3-01	2,923,596.65	0.00	0.00	0.00	2,923,596.65
ESCROW FUND-PLANNING BOARD	3-17	0.00	0.00	0.00	8,604.50	8,604.50
Year Total:		2,923,596.65	0.00	0.00	8,604.50	2,932,201.15
GENERAL CAPITAL FUND	C-04	25,783.75	0.00	0.00	0.00	25,783.75
GRANT FUND	G-02	681.40	0.00	0.00	0.00	681.40
TRUST - OTHER TRUST	T-13	1,707.36	0.00	0.00	0.00	1,707.36
Total of All Funds:		2,953,369.16	0.00	0.00	8,604.50	2,961,973.66

Project Description	Project No.	Project Total
UNA VOCE -414 WHITE HORSE PIKE	P822-5-1P	3,272.25
ELTON - 27 NINTH AVE.	P822-8-2P	458.00
JOHN SMALDORE	P823-9-1P	825.50
ZASLOW - 301 FOURTH AVE	P823-9-2P	546.75
DISTINCTIVE IMAGE-603 WHP	P823-9-3P	1,423.00
18 WHP REDEVELOP-HH SENIOR	RD22-9-1R	672.00
BROKEN GROUND- 501 STATION	RD22-9-2R	1,407.00
Total of All Projects:		<u>8,604.50</u>

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

WHEREAS, the Governing Body of the Borough of Haddon Heights is subject to certain requirements of the *Open Public Meetings Act*, N.J.S.A. 10:4-6 et seq., and

WHEREAS, the *Open Public Meetings Act*, N.J.S.A. 10:4-12, provides that an Executive Session, not open to the public, may be held for certain specified purposes when authorized by Resolution, and

WHEREAS, it is necessary for the Governing Body of the Borough of Haddon Heights to discuss in a session not open to the public certain matters relating to the item or items authorized by N.J.S.A. 10:4-12b and designated below:

- _____ (1) ***Matters required by Law to be Confidential:*** Any matter which, by express provision of Federal law or State statute or rule of court shall be rendered confidential or excluded from the provisions of the Open Public Meetings Act.
- _____ (2) ***Matters Where the Release of Information Would Impair the Right to Receive Funds:*** Any matter in which the release of information would impair a right to receive funds from the Government of the United States.
- _____ (3) ***Matters Involving Individual Privacy:*** Any material the disclosure of which constitutes an unwarranted invasion of individual privacy such as any records, data, reports, recommendations, or other personal material of any educational, training, social service, medical, health, custodial, child protection, rehabilitation, legal defense, welfare, housing, relocation, insurance and similar program or institution operated by a public body pertaining to any specific individual admitted to or served by such institution or program, including, but not limited to information relative to the individual's personal and family circumstances, and any material pertaining to admission, discharge, treatment, progress or condition of any individual, unless the individual concerned (or, in the case of a minor or incompetent, his guardian) shall request in writing that the same be disclosed publicly.
- _____ (4) ***Matters Relating to Collective Bargaining Agreements:*** Any collective bargaining agreement, or the terms and conditions which are proposed for inclusion in any collective bargaining agreement, including the negotiation of the terms and conditions thereof with employees or representatives of employees of the public body
- _____ (5) ***Matters Relating to the Purchase, Lease or Acquisition of Real Property or the Investment of Public Funds:*** Any matter involving the purchase, lease, or acquisition of real property with public funds, the setting of banking rates or investment of public funds, where it could adversely affect the public interest if discussion of such matters were disclosed.

- _____ (6) **Matters Relating to Public Safety and Property:** Any tactics and techniques utilized in protecting the safety and property of the public, provided that their disclosure could impair such protection. Any investigations of possible violations of the law.
- X (7) **Matters Relating to Litigation, Negotiations and the Attorney-Client Privilege:** Any pending or anticipated litigation or contract negotiation in which the public body is, or may become a party. Any matters falling within the attorney-client privilege, to the extent that confidentiality is required in order for the attorney to exercise his ethical duties as a lawyer. **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. Discussion is expected to be ½ hr. in duration. Formal action may be taken on the foregoing item following Executive Session.**
- _____ (8) **Matters Relating to the Employment Relationship:** Any matter involving the employment, appointment, termination of employment, terms and conditions of employment, evaluation of the performance of promotion or disciplining of any specific prospective public officer or employee or current public officer or employee employed or appointed by the public body, unless all the individual employees or appointees whose rights could be adversely affected request in writing that such matter or matters be discussed at a public meeting.
- _____ (9) **Matters Relating to the Potential Imposition of a Penalty:** Any deliberations of a public body occurring after a public hearing that may result in the imposition of a specific civil penalty upon the responding party or the suspension or loss of a license or permit belonging to the responding party bears responsibility.

NOW, THEREFORE BE IT RESOLVED by the Governing Body of the Borough of Haddon Heights, assembled in public session on November 8, 2023 that an Executive Session closed to the public shall be held on November 8, 2023 at approximately 7:30 pm for the discussion of matters relating to the specified item(s) designated above.

It is anticipated that the deliberations conducted in Closed Session may be disclosed to the public upon the determination of the Governing Body that public interest will no longer be served by such confidentiality.

The foregoing resolution was duly adopted by the Governing Body of the Borough of Haddon Heights at a public meeting held on November 8, 2023.

Date: November 8, 2023

Mayor Zachary Houck

ATTEST: _____
Kelly Santosusso, RMC, Borough Clerk

RESOLUTION 2023:189

**RESOLUTION AUTHORIZING THE APPOINTMENT OF BEN ZWASKA
TO THE POSITION OF FIRE OFFICIAL FOR THE BOROUGH OF
HADDON HEIGHTS FIRE DEPARTMENT**

WHEREAS, a vacancy in the role of Fire Official will become effective November 17, 2023; and

WHEREAS, Ben Zwaska currently serves as Captain in the Haddon Heights Fire Department and holds the Fire Official certification presently; and

WHEREAS, the current Fire Inspector is presently working to obtain the Fire Official certification in the near future; and

NOW, THEREFORE, BE IT RESOLVED by the Borough Council of the Borough of Haddon Heights, County of Camden and State of New Jersey as follows:

1. The provisions of the **WHEREAS** clauses set forth above are incorporated herein by reference and made a part hereof.
2. The Borough Council of the Borough of Haddon Heights authorizes the appointment of Ben Zwaska to the position of Fire Official until such time as the Mayor and Borough Council determine otherwise.
3. This appointment shall become effective November 17, 2023 and shall continue at the discretion of Mayor and Borough Council.

Date: November 8, 2023

Mayor Zachary Houck

ATTEST: _____
Kelly Santosusso, RMC, Borough Clerk

CERTIFICATION:

I, Kelly Santosusso, Clerk of the Borough of Haddon Heights do hereby certify the foregoing Resolution to be a true and correct copy of a Resolution adopted at a public meeting of the Governing Body held on November 8, 2023.

Kelly Santosusso, RMC, Borough Clerk