

**AGENDA  
BOROUGH OF MAGNOLIA  
438 W. EVESHAM AVENUE  
MAGNOLIA, NJ 08049  
COUNCIL MEETING NOVEMBER 18, 2021**

**MEETING CALLED TO ORDER**

Mayor BettyAnn Cowling-Carson called the meeting to order at 7:00 p.m.

**“OPEN PUBLIC MEETINGS LAW” ANNOUNCEMENT**

This meeting is being conducted in full compliance with the “Open Public Meetings Law” and notices were sent to the Courier-Post and The Central Record. In addition, the notice was posted on the bulletin board located at Borough Hall.

**FLAG SALUTE**

**ROLL CALL**

Councilwoman Paula Bonamassa, Councilman Anthony DePrince, Councilwoman Mary Martz, Councilwoman Shawn Parker, Councilman Steven Whalen, and Mayor BettyAnn Cowling-Carson  
Absent: Councilman Krause

**OTHER OFFICIALS PRESENT**

Dan Long, Solicitor; Mark Basehore, Engineer; Police Chief Paris; Shelley Strehle, CFO, QPA; Colleen Dawson, CTC; Harry Wozunk, CPWM, CRP; Paul Sexton, DPW, and Krystel Arana, Deputy Municipal Clerk  
Absent: Fire Chief Wolf; and Leah Fowler, Finance Assistant

**APPROVAL OF PREVIOUS MEETING MINUTES** November 3, 2021

Motion to approve previous meeting minutes:

Motion: Councilman Whalen                      Second: Councilwoman Parker

Roll Call: Unanimous

**ORDINANCES ON SECOND READING**

**13-2021** Ordinance Adopting Redevelopment Plan for Block 3.01 Lots 1-3, 49; Block 3.02 Lots 5-15; Block 3.03 Lots 8-16, 50; Block 3.09 Lots 19-22; Block 3.10 Lots 7-13; Block 3.11 Lot 40; Block 3.16 Lot 1; Block 4 Lots 13-18, 20-26; Block 4.01 Lots 13-24, 26; Block 4.03 Lots 29-34, 50-55; Block 4.05 Lots 1-3, 23-28; Block 5 Lots 1, 3, 4; Block 5.02 Lots 7-16; Block 5.04 Lots 1, 2, 5-9, 9.01, 12-25; Block 5.05 Lots 12, 17-20; Block 6.08 Lots 1, 7; Block 6.09 Lot 1; Block 6.10 Lots 2, 7, 13, 14

OPEN PUBLIC COMMENT

None

CLOSE PUBLIC COMMENT

Motion to adopt Ordinance 13-2021 on Second Reading:

Motion: Councilwoman Martz                      Second: Councilwoman Bonamassa

Roll Call: Unanimous

**ORDINANCES ON FIRST READING** – None

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**RESOLUTIONS**

**2021-177** Authorizing Certification of Compliance Under Title VII of the Civil Rights Act of 1964 – Equal Employment Opportunity

Motion to adopt Resolution 2021-177:

Motion: Councilman Whalen                      Second: Councilman DePrince

Roll Call: Unanimous

**2021-178** Renewing Agreement with Southern New Jersey Regional Employee Benefits Fund – Health Insurance & Prescription Plan – January 1, 2022 through December 31, 2024

Motion to adopt Resolution 2021-178:

Motion: Councilman Whalen                      Second: Councilwoman Martz

Roll Call: Unanimous

**2021-179** Renewing Agreement with Southern New Jersey Regional Employee Benefits Fund – Dental Insurance – January 1, 2022 through December 31, 2024

Motion to adopt Resolution 2021-179:

Motion: Councilman Whalen                      Second: Councilwoman Martz

Roll Call: Unanimous

**2021-180** Authorizing a Purchase Under State Contract 20-Fleet-01189 for 1 (One) 2022 Utility Interceptor Base Vehicle from Winner Ford for the Police Department0020– \$31,927.00

Motion to adopt Resolution 2021-180:

Motion: Councilman DePrince                      Second: Councilwoman Parker

Roll Call: Unanimous

**2021-181** Authorizing Award of Contract Under the Camden County Cooperative Pricing System Between the Borough of Magnolia and the County of Camden for Copy Paper, Computer Paper and Envelopes on an “As-Needed” Basis – Bid A-30/2021 – November 1, 2021 through April 30, 2022

Motion to adopt Resolution 2021-181:

Motion: Councilman Whalen                      Second: Councilwoman Martz

Roll Call: Unanimous

**2021-182** Authorizing a Refund for the Overpayment of Property Taxes – 507 Johnson Pl – Block 6.05, Lot 26 - \$1,457.16

Motion to adopt Resolution 2021-182:

Motion: Councilman Whalen                      Second: Councilwoman Parker

Roll Call: Unanimous

**2021-183** Authorizing a 100% Disabled Veteran Exemption, Cancellation, and Refund of Overpayment of Taxes – 240 Lafayette Ave – Block 3.13, Lot 11 – \$3,629.76

Motion to adopt Resolution 2021-183:

Motion: Councilman Whalen                      Second: Councilman DePrince

Roll Call: Unanimous

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**2021-184** Cancelling Charges for Property Maintenance – 309 NE Atlantic Ave – Block 2.05, Lot 17 – \$800

Motion to adopt Resolution 2021-184:

Motion: Councilwoman Martz            Second: Councilman DePrince

Roll Call: Unanimous

**2021-185** Authorizing the Durning String Band to Use the Community Center Free of Charge in Exchange for Performing in the Borough's Lighted Parade – December 12<sup>th</sup>

Motion to adopt Resolution 2021-185:

Motion: Councilwoman Parker            Second: Councilman DePrince

Roll Call: Unanimous

Councilwoman Bonamassa questioned the tradeoff financially.

**2021-186** Authorizing the Advertisement and Receipt of Proposals by Municipal Engineer – Albertson Park Play Structures Project Site Plan – November 30, 2021 at 10:00 a.m.

Motion to adopt Resolution 2021-186:

Motion: Councilman DePrince            Second: Councilwoman Bonamassa

Roll Call: Unanimous

**2021-187** Authorizing the Municipal Engineer to Advertise for Request of Proposals – FY2022 NJDOT Trust Fund – Reconstruction of N Albertson Ave, Washington Ave, and Jefferson Ave

Motion to adopt Resolution 2021-187:

Motion: Councilwoman Bonamassa    Second: Councilman Whalen

Roll Call: Unanimous

Options were discussed and compared amongst Council and Engineer; option 2 was selected.

**2021-188** **\*\*TABLED\*\*** Authorizing the Municipal Engineer to Advertise for Request of Proposals – Borough Hall Underground Storage Tank Removal and Site Remediation

Motion to table Resolution 2021-188:

Motion: Councilman DePrince            Second: Councilwoman Bonamassa

Roll Call: Unanimous

**2021-189** Authorizing Award of Contract – Think Pavers – Reconstruction of Crestview Ave – Walnut Ave to Coventry Place Apartment Complex – \$43,890.00

Motion to adopt Resolution 2021-189:

Motion: Councilwoman Bonamassa    Second: Councilman Whalen

Roll Call: Unanimous

**BUSINESS LICENSE**

JD Car Care LLC

Auto Repair

317 N White Horse Pike

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**OPEN PUBLIC COMMENT**

Ordinance regarding property maintenance was discussed with applicants.

**CLOSE PUBLIC COMMENT**

Motion to adopt Business License JD Car Care LLC:

Motion: Councilwoman Martz      Second: Councilman DePrince

Roll Call: Unanimous

Councilman Richard Krause arrived late

**COMMITTEE REPORTS**

**PUBLIC SAFETY & COMPLIANCE**

Councilman DePrince

Monitoring EMT job situation; discussed factors affecting people from applying such as mental health and low pay rate. Mayor Cowling-Carson stated Mayor Association is involved and exploring options.

**FINANCE & ADMINISTRATION**

Councilman Whalen

Discussed upcoming budget; minimal transfers. Gave update on calendar. Donated TV for courtroom; presentation purposes. Suggested mailing mercantile renewal letter soon. Planning on celebrating employee appreciation month departmentally as a result of COVID.

**PUBLIC WORKS & TECHNOLOGY**

Councilwoman Bonamassa

Leaf collection underway; incorrect dates in 2021 calendar but borough is working through it. Paul Sexton explained difference between yard waste and leaf collection.

**PLANNING/ZONING, CODE ENFORCEMENT, LICENSING & STREET LIGHTING**

Councilwoman Martz

Rabies clinic went well. Electrical inspector retiring; looking to replace. Discussed the Planning Board; carwash and nothing on December's agenda.

**PUBLIC EVENTS**

Councilwoman Parker

Tree Lighting event coming up; Breakfast with Santa tickets being sold at event. Discussed theme for Breakfast with Santa event; Polar Express. Thanked Paul for retrieving decorations. Meeting Sunday with eight grade Booster Club. Looking for entertainment for senior luncheon. Talked about Parade of Lights.

**FACILITIES & COMMUNITY DEVELOPMENT**

Councilman Krause

Elaborated on recent heating issues. Rentals picking up. Meeting with Nick from previous meeting to discuss two small garden parks; planning on planting shade trees along the railroad. No new info on windows.

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**MAYOR**

Mayor Cowling-Carson  
Discussed MEL video and employee of the year.

**ENGINEER REPORT**

Mark R. Basehore  
Discussed the following topics: CDBG Year 42 and NJDOT Project; DPW Roof; Crestview Project; NJDOT 2022 Project; UST Tank Removal and Site Remediation; and Albertson Park Playground Equipment.

**SOLICITOR REPORT**

Dan Long  
Elaborated on ProChamps matter.

**OLD BUSINESS**

**NEW BUSINESS**

**CLAIMS APPROVAL**

A list of the claims has been submitted by Treasury for approval and individual vouchers are available for review.

Motion to approve claims submitted:

Motion: Councilman Whalen                      Second: Councilwoman Martz

Roll Call: Unanimous

**PUBLIC COMMENT**

**ADJOURNMENT**

Motion to adjourn meeting: 8:38 p.m.

Motion: Councilman DePrince                      Second: Councilwoman Bonamassa

Roll Call: Unanimous

Prepared by:



Krystel M. Arana  
Deputy Municipal Clerk

