

January 15, 2008
Pilesgrove Township
Work Session
Minutes

Mayor Bickford called the work session meeting of the Pilesgrove Township Committee to order at 9:00 A.M. followed by the Pledge of Allegiance. Mayor Bickford stated that the meeting was in compliance with the New Jersey Sunshine Law, and the Clerk read the annual notice:

This meeting is called pursuant to the provisions of the Open Public Meetings law. This meeting of January 15, 2008 was included in a list of meetings notice sent to the Today's Sunbeam and the Elmer Times on January 5, 2008, posted on the bulletin board at the Municipal Building on January 5, 2008 and has remained continuously posted as the required notices under the Statute. In addition, a copy of this notice is and has been available to the public and is on file in the office of the Municipal Clerk.

Mayor Bickford advised that proper notice having been given; the Clerk is directed to include this statement in the minutes of this meeting.

Attendance: Ernest Bickford
Edward Kille
William Miller
Michael M. Mulligan, Esq.

Motion made by Kille, 2nd by Miller to go into closed session to discuss matters in accordance with N.J.S.A. 10:4-12, specifically pending litigation in the matter(s) of Pacilli v Pilesgrove, South Jersey Builders League v Pilesgrove, Costill v Pilesgrove and CJS Investors v Pilesgrove. Ayes all.

Motion made by Kille, 2nd by Miller to reopen the meeting to the public. Ayes all.

Motion made by Kille, 2nd by Miller to authorize Robert M. Sapio, Real Estate Appraisals to update the appraisal to the Sunoco gas station at the Baileys Corner location (Block 63, Lot 7) at a cost of \$3,300.00. This is a verbal quote provided to Township Planner Chris Warren and should be charged to the escrow account of the commercial redeveloper. Ayes all.

Motion made by Kille, 2nd by Miller to authorize Township Planner Chris Warren to advise the Ingerman Group that the Township is in favor or reconfiguring the affordable housing project at Baileys Corner to swap acreage with the commercial redeveloper and move the affordable housing project back toward Hillcrest Drive at the location. Ayes all.

Motion made by Kille, 2nd by Miller to authorize Phyllis Bross, Esq. to negotiate and prepare the amended option agreement with the Ingerman Group to facilitate the reconfiguration of the affordable housing project at Baileys Corner, at a cost of \$3,800.00. Ayes all.

Discussion took place on inquiry received from the County regarding a request from a Township resident to install a street light at the intersection of Mannington Yorketown Road and Yorketown Road in the Township. Since Yorketown Road is a County road, installation and maintenance of a street light is usually the responsibility of the higher authority, but the County has asked if the Township would consider paying the cost of installation of the light and the County would pay the monthly charge. Township policy in place is for the Township Public Works Superintendent to do a preliminary inspection of the area to evaluate the need for the light and report his findings back to Committee. In addition, there is an approved major subdivision on Yorketown Road that requires the developer to re-grade Yorketown Road, which could affect the need for the streetlight. The Clerk was directed to check the subdivision status and discuss this further with the County.

Residents Fred Sorbello, Ben Sorbello and Bruce Coombs entered the meeting to discuss the professional fees charge to Ben Sorbello's escrow account for a minor subdivision application brought before the Township Planning Board. Fred Sorbello provided copies of the fee schedules of eight neighboring municipalities, and Pilesgrove is the highest. Discussion followed on the appropriateness of the fees and how the fees are established. Ben Sorbello was advised to file a formal request with the Clerk for mediation on the invoices of the professionals he is disputing. Messrs Sorbello and Coombs asked Committee to review the fees being charged to planning board applicants and verify that the fees are fair and reasonable.

Motion made by Kille, 2nd by Miller to temporarily adjourn the meeting until 6:00 P.M. Ayes all.

Mayor Bickford reconvened the meeting at 6:00 P.M. Attorney Allan E. Richardson joined the meeting.

Motion made by Kille, 2nd by Miller to go into closed session to discuss matters in accordance with N.J.S.A. 10:4-12, specifically pending litigation in the matter of Pacilli v Pilesgrove and contract negotiations. Ayes all.

Motion made by Killer, 2nd by Miller to reopen the meeting to the public. Ayes all.

Motion made by Kille, 2nd by Miller to adjourn at 7:20 P.M. Ayes all.

Maureen R. Abdill, Clerk