

July 2, 2018
COMMISSION MEETING MINUTES
BOROUGH OF COLLINGSWOOD, NJ

A regular meeting of the Board of Commissioners was held at the Collingswood Community Center, 30 W. Collings Ave. Collingswood, NJ, on the second floor, at 7:00 P.M. Mayor M. James Maley, Jr. *called the meeting to order*, with Commissioner Joan Leonard *present* and Commissioner Robert Lewandowski *present*.

Mayor Maley read the Sunshine Notice stating that the Borough has complied with provisions of the Sunshine Law by adopting by January 10 of this year, a resolution prescribing the dates, times and locations of all regular meetings of the Commission. Mayor Maley led the Pledge of Allegiance.

The Tax Collector, Treasurer, CFO Municipal Court and Zoning Official reports were approved and seconded.

The Commissioners called for the First Reading of Ordinance 1642

AN ORDINANCE ESTABLISHING A PERMIT PROGRAM FOR THE USE OF CERTAIN FACILITIES AND ATHLETIC FIELDS IN KNIGHT PARK

BE IT ORDAINED by the Board of Commissioners of the Borough of Collingswood that the following Chapter of the Borough Code shall be amended as follows:

I. PURPOSE

The purpose of this Ordinance is to establish a permit program as requested by the Trustees of Knight Park for the use of facilities and athletic fields in Knight Park.

II. ENACTMENT

A. Chapter 217 shall be amended as follows:

Article III shall be re - designated as Article IV and Section 217-24 and 217-25 shall be re – designated as Sections 217-25 and 217-26.

A revised Article III shall be added to Section 217 and include the following:

Article III: Permits for Activities in Knight Park

§217-24 Permits

At the request of the Trustees of Knight Park, the Borough shall assist in the issuance and enforcement of permits to individuals and organizations for the use of various buildings, athletic fields and other facilities located within Knight Park in accordance with rules established by the Trustees of Knight Park.

III. EFFECTIVE DATE

This Ordinance shall take effect immediately upon final passage, approval and publication as provided by law.

Mayor Maley moved the ordinance be approved on first reading, published, and the second reading and public hearing to be held on August 6, 2018 which was seconded and approved by the following call of the roll:

Aye: M. James Maley, Jr.

Aye: Joan Leonard

Aye: Robert Lewandowski

The Commissioners called for the First Reading of Ordinance 1643

AN ORDINANCE AMENDING SECTION 293-61 OF THE BOROUGH OF COLLINGSWOOD CODE PROHIBITING PARKING IN DESIGNATED AREAS

BE IT ORDAINED, by the Borough Commission of the BOROUGH OF COLLINGSWOOD, that the following Chapter of the Borough Code be amended as follows:

I. PURPOSE

The purpose of this ordinance is to prohibit parking at all times at the area within the Borough as identified herein.

II. ENACTMENTS

Article III Chapter 293- 61, Schedule XII entitled "Parking Prohibited at All Times" shall be amended to include the following location:

<u>Name of Street</u>	<u>Side</u>	<u>Location</u>
Highland Avenue	Both	From Summerfield to Hillcrest

III. EFFECTIVE DATE.

This Ordinance shall take effect immediately upon final passage, approval, and publication, as provided by law.

Mayor Maley moved the ordinance be approved on first reading, published, and the second reading and public hearing to be held on August 6, 2018 which was seconded and approved by the following call of the roll:

- Aye: M. James Maley, Jr.***
- Aye: Joan Leonard***
- Aye: Robert Lewandowski***

The Following Resolutions were Approved without a Dissenting Vote

- 119. Appointing Michael Burdalski as a Full Time Officer for the Collingswood Police Department
- 120. Appointing Daniel D'Ascoli as Special Law Enforcement Officer – Class II for the Collingswood Police Department

OATHS:

Michael Burdalski
Daniel D'Ascoli

Appointing Special Law Enforcement Officers – Class I

- 121. Ronald Morze III
- 122. Nickalaus Ferrara
- 123. Mark Meloni
- 124. Ryan Genter
- 125. Corinne Massara

Requesting Approval of Special Items of Revenue and Appropriation-

- 126. Safe Routes to School and Traffic Calming Project
- 127. Shared Service Agreement: Merchantville Construction Official
- 128. Shared Service Agreement: Oaklyn Construction Official
- 129. 2018 Clean Communities Grant
- 130. Authorizing the Solicitation of Bids for the Maintenance Servicing, Programing and Repair of Electronic Valve Controls and Chemical Analyzers for the Water Department
- 131. Authorizing the Renewal of the Share Services Agreements between Cherry Hill Fire District # 13 and the Borough of Collingswood- Repairs
- 132. Introducing and Approving the 2018 BID Budget

133. Authorizing an Agreement between the Borough of Collingswood and the Knight Park Board of Trustees for a use Permit Program

134. Approving Payment of Bills as Presented by the Treasurer

Commissioner Lewandowski announced some of the upcoming events happening over the next month such as the movies in the park, the Knight Park and Summer Mummer concert series'. Commissioner Lewandowski also talked about Air B&B and Backyard Hens and the feedback the community has offered; adding the discussion has been going on over several months. Commissioner Lewandowski said the elements of an ordinance are being worked on. Commissioner Lewandowski encouraged more dialogue from the community.

Commissioner Leonard talked about clean up events happening around Knight Park, adding pesticides are not used, weeds are all removed by hand. Commissioner Leonard asked if anyone is interested, to please feel free to reach out come out and volunteer some time. Commissioner Leonard said the pool looks great and she wished everyone a happy and safe summer.

Mayor Maley talked about the Independence Day celebrations specifically the fireworks show and he reminded residents that Knight Park will be closed to vehicles that night. Mayor Maley talked about the status of Mc Farland's Market, he also gave a brief update on the Town Forum for the Public Safety Building held on June 26th. Mayor Maley talked about Air B&B and the need for regulations, resident concerns and the concerns from the Fire Department and said we are working through it.

Mayor Maley opened the meeting to the Public:

Christopher Hite, 14 W. Summerfield Avenue asked about more trashcans in the park. A discussion ensued about what is best for the park and issues about household trash being left in the park. Commissioner Leonard invited Mr. Hite to join her for a walk to discuss ideas.

Robert Ivonne, 605 N Atlantic Avenue Unit 106, expressed his support for Air B&B.

Ann Carrol, 30 Washington Avenue expressed her support for Air B&B.

Ed Fox, 211 Lakeview Drive, said he is not necessarily opposed to Air B&B but he has several concerns. Mr. Fox talked about Bed and Breakfasts and Air B&Bs being the same, adding that Bed and Breakfasts are regulated and permitted in certain zones in Collingswood. Mr. Fox talked about legal issues and the regulations on the Air B&B Host Registration page. Mr. Fox expressed several concerns about Air B&B's including public safety, parking issues.

Christine McLean, 103 W Collings Avenue said she received a cease and desist order as a Air B&B host. She talked about her experience as an Air B&B super host and expressed her support for Air B&B. Ms. McLean commented that she believes because she volunteers in town is why she was identified as an AIR B&B host.

Mayor Maley explained neighbor complaints are why the cease and desist orders were sent out.

Barbara Thomas, 912 Eldridge Avenue, expressed her support for Air B&B and the Collingswood hosts.

Mayor Maley talked about the concerns of public safety issues, regulations that will make it good for the neighborhood

Commissioner Lewandowski explained the decisions that need to be made about Air B&B are pertaining to Zoning Regulations, parameters and the responsibility of the Commissioners; it is not about the individual a good or bad person.

Mayor Maley expressed his concerns about businesses operating in residential areas and questioned how is it good for the neighborhood, there are parking concerns and public safety concerns. Mayor Maley explained this is not about good reviews. It is about safety and the impact Air B&B would have on the neighborhoods.

Bill Lutz, Eldridge Avenue talked about Air B& B's, local and state taxes, property values, lawsuits and inspection fees. A discussion ensued about fees and cost of inspection.

Thomas Peters, 912 Eldridge Avenue asked why cease and desist letters were sent out to Air B&B hosts instead of a phone call to discuss the problem.

A discussion ensued about zoning violation notices, citizen input, and neighbor feedback.

Mayor Maley explained an Air B&B host went to the zoning board and the case was not approved.

Emilia Carolfi, 428 Haddon Ave, expressed her concerns and opposition for Air B&B

Kathleen McKenna 253 Woodlawn Avenue., expressed her support for Air B&B

Mayor Maley, expressed additional concerns about Air B&B's explaining companies are purchasing homes for the purpose of operating Air B&B's; adding this is not good for neighborhoods.

Commissioner Lewandowski, explained requirements and regulations and a consensus will take time to get it right.

Kathleen McKenna 256 Woodlawn Avenue expressed support for a Backyard Chicken PILOT program.

Mr. DiAntonia, 114 Edison Avenue expressed support for Air B&B.

Kate Delany, 126 E Palmer Avenue, expressed support for a Backyard Chicken PILOT program. She talked about her concerns that included property lot size, twin homes being not eligible, and neighbor notification and approvals.

Gwen Baile, Haddon Township resident expressed support for a Collingswood Backyard Chicken Program. She also expressed concerns about neighbor notification and approval.

Ed Fox, 211 Lakeview Drive talked about his concerns with allowing a Backyard Chicken PILOT Program which included Planning, Zoning and Land Use issues including a change to the Master Plan and Public Safety concerns.

Heidi Jetter expressed interest in obtaining more information on the proposed Public Safety Building. She asked if there are any preliminary designs and concepts and handouts from the Town Forum.

Christine McClean 103 W Collings Avenue asked for a compromise on the allowance of Air B&B's.

Emilia Carlofi 427 Haddon Avenue, thanked the Commissioners for addressing the parking issues at Maple and Hillcrest Avenues.

Jen Rossi, 114 E. Palmer Avenue requested more mulch at Knight Park Playground.

With no further comments, Mayor Maley moved the meeting be adjourned at 8:35 PM, which was seconded.