

March 4, 2019
COMMISSION MEETING MINUTES
BOROUGH OF COLLINGSWOOD, NJ

A regular meeting of the Board of Commissioners was held at the Collingswood Community Center 30 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 before 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 and Municipal Court and Zoning Officer reports were approved and seconded.

Plaque Presentation-Collingswood Fire Department for Pet Rescue in Copper River

The Commissioners called for the First Reading of Ordinance 1657

AN ORDINANCE READOPTING ORDINANCE NOS. 1173 "AN ORDINANCE AUTHORIZING THE BOROUGH OF COLLINGSWOOD TO IMPLEMENT P.L. 1991, C. 441, N.J.S.A. 40A:21-1 ET. SEQ., GRANTING TAX EXEMPTIONS AND ABATEMENTS FOR RESIDENTIAL DWELLINGS AND FOR INDUSTRIAL AND COMMERCIAL IMPROVEMENTS AND PROJECTS", ADOPTED JANUARY 4, 1999, AS AMENDED BY ORDINANCE NO. 1178, ADOPTED FEBRUARY 1, 1999 AND ORDINANCE NO. 1207, ADOPTED FEBRUARY 7, 2000

PURPOSE: The purpose of this Ordinance is to readopt Ordinance No. 1173, as amended by Ordinance Nos. 1178 and 1207 authorizing the exemptions and abatements for real property, improvements and development projects.

WHEREAS, The Board of Commissioners of the Borough of Collingswood adopted Ordinance No. 1173 on January 4, to provide for tax exemptions and abatements for residential dwellings and industrial and current improvements and projects; and

WHEREAS, the Borough amended Ordinance 1173 by adopting Ordinance No. 1178 on February 1, 1999 and Ordinance No. 1207 on February 7, 2000; and

WHEREAS, the County of Camden has requested the Borough to review and, if necessary, amend the tax exemption and abatement ordinance or, alternatively, if no amendments are necessary to readopt the existing ordinances; and

WHEREAS, the Borough has reviewed the tax exemption and abatement ordinance and have determined that no further amendments are necessary at this time;

NOW, THEREFORE, be it ordained by the Commissioners of the Borough of Collingswood, County of Camden, State of New Jersey, that Borough Ordinance No. 1173, as amended by Borough Ordinances Nos. 1178 and 1207, is readopted and reaffirmed in its entirety.

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 April 1, 2019 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 1658

AN ORDINANCE AUTHORIZING THE BOROUGH OF COLLINGSWOOD TO ASSIGN THE FINANCIAL AGREEMENT WITH COLLINGSWOOD OFFICE URBAN RENEWAL ASSOCIATES, LLC

WHEREAS, pursuant to Borough Resolution No. 1222, the Borough of Collingswood ("Borough") is authorized to undertake housing and redevelopment projects and, in furtherance thereof, the Borough is authorized to acquire interests in real property and rehabilitate, renovate, and repair said property; and

WHEREAS, pursuant to Borough Ordinance Nos. 1157, 1199, 1279, 1319, 1343, 1366, and 1384, the Commissioners for the Borough of Collingswood ("Borough") adopted and implemented Redevelopment Plans (collectively, the "Redevelopment Plan") for the North Atlantic Avenue Redevelopment Area, the North Atlantic Avenue Redevelopment Area, the North Atlantic Avenue Extension A Redevelopment Area, and the North Atlantic Avenue Extension B Redevelopment Area (collectively, the "Redevelopment Area" and the "North Atlantic Avenue Project") which consisted of real property located at Block 96, Lots 11, 12, 13, 13.01, 13.03, 14.01, 15, 16.01, 17.01, and 17; and

WHEREAS, the Borough entered into an agreement with Ingerman Development Company, LLC ("Ingerman") to develop a part of the Redevelopment Area, specifically the real property located at Block 96.02, Lot 1 and Block 96, Lot 4 (the "Property"); and

WHEREAS, Ingerman applied to the Borough for a long-term tax exemption pursuant to the New Jersey Long Term Tax Exemption Law, N.J.S.A. 40A:20-1, et seq. ("the Law") for the Property and, thereafter, formed three urban renewal entities to develop and manage the property for residential and commercial uses namely, Collingswood 34 Urban Renewal Associates, LLC, Collingswood Apartments Urban Renewal Associates LLC and Collingswood Office Urban Renewal Associates, LLC ("Collingswood Office"); and

WHEREAS, pursuant to the Law and Ordinance 1521, adopted on July 25, 2012, the Borough Commission authorized the execution of a financial agreement between the Borough and Collingswood Office; and

WHEREAS, the Borough and Collingswood Office entered into a financial agreement dated April 30, 2013 ("Financial Agreement") to provide for long term exemption for a component of the Property located on Block 96, Lot 4 consisting of 12,000 square feet of office space and 1,500 square feet of retail space; and

WHEREAS, Ingerman has entered into an agreement to transfer Collingswood Office to an entity to be owned by Merion Realty Partners or an affiliate ("Merion"); and

WHEREAS, Merion has submitted an application to the Borough pursuant to N.J.S.A. 40A:20-8 and requested the assignment of the Financial Agreement to the entity to be owned by Merion or its affiliate as permitted under the terms therein; and

WHEREAS, the Borough Commissioners have determined that, subject to the due diligence to be performed by the Borough's professionals, specifically, the auditor, chief financial officer, legal counsel and real estate consultant, and consultation thereafter, the Borough may assign the Financial Agreement to the entity to be owned by Merion or its affiliate to provide for exemption and abatement of local real property taxes for Block 96, Lot 4 for the term set forth therein;

NOW, THEREFORE, be it resolved by the Commissioners of the Borough of Collingswood, County of Camden, State of New Jersey, that the Mayor or his designee, subject to the terms stated herein, shall be authorized to take any and all action required to assign the Financial Agreement for Block 96, Lot 4 to the entity to be owned by Merion or its affiliate.

Mayor Maley moved the ordinance be approved on first reading, published, and the second reading and public hearing to be held on April 1, 2019 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 1659

AN ORDINANCE AUTHORIZING THE BOROUGH OF COLLINGSWOOD TO ASSIGN THE FINANCIAL AGREEMENT WITH COLLINGSWOOD APARTMENTS URBAN RENEWAL ASSOCIATES, LLC

WHEREAS, pursuant to Borough Resolution No. 1222, the Borough of Collingswood ("Borough") is authorized to undertake housing and redevelopment projects and, in furtherance thereof, the Borough is authorized to acquire interests in real property and rehabilitate, renovate, and repair said property; and

WHEREAS, pursuant to Borough Ordinance Nos. 1157, 1199, 1279, 1319, 1343, 1366, and 1384, the Commissioners for the Borough of Collingswood ("Borough") adopted and implemented Redevelopment Plans (collectively, the "Redevelopment Plan") for the North

Atlantic Avenue Redevelopment Area, the North Atlantic Avenue Redevelopment Area, the North Atlantic Avenue Extension A Redevelopment Area, and the North Atlantic Avenue Extension B Redevelopment Area (collectively, the "Redevelopment Area" and the "North Atlantic Avenue Project") which consisted of real property located at Block 96, Lots 11, 12, 13, 13.01, 13.03, 14.01, 15, 16.01, 17.01, and 17; and

WHEREAS, the Borough entered into an agreement with Ingerman Development Company, LLC ("Ingerman") to develop a part of the Redevelopment Area, specifically the real property located at Block 96.02, Lot 1 and Block 96, Lot 4 (the "Property"); and

WHEREAS, Ingerman applied to the Borough for a long-term tax exemption pursuant to the New Jersey Long Term Tax Exemption Law, N.J.S.A. 40A:20-1, et seq. ("the Law") for the Property and, thereafter, formed three urban renewal entities to develop and manage the property for residential and commercial uses namely, Collingswood 34 Urban Renewal Associates, LLC, Collingswood Apartments Urban Renewal Associates LLC ("Collingswood Apartments") and Collingswood Office Urban Renewal Associates, LLC; and

WHEREAS, pursuant to the Law and Ordinance 1521, adopted on July 25, 2012, the Borough Commission authorized the execution of a financial agreement between the Borough and Collingswood Apartments; and

WHEREAS, the Borough and Collingswood Apartments entered into a financial agreement dated April 30, 2013 ("Financial Agreement") to provide for long term exemption for a component of the Property located on Block 96, Lot 4 consisting of 70 apartment units; and

WHEREAS, Ingerman has entered into an agreement to transfer Collingswood Apartments to an entity to be owned by Merion Realty Partners or an affiliate ("Merion"); and

WHEREAS, Merion has submitted an application to the Borough pursuant to N.J.S.A. 40A:20-8 and requested the assignment of the Financial Agreement to the entity to be owned by Merion or its affiliate as permitted under the terms therein; and

WHEREAS, the Borough Commissioners have determined that, subject to the due diligence to be performed by the Borough's professionals, specifically, the auditor, chief financial officer, legal counsel and real estate consultant, and consultation thereafter, the Borough may assign the Financial Agreement to the entity to be owned by Merion or its affiliate to provide for exemption and abatement of local real property taxes for Block 96, Lot4 for the term set forth therein;

NOW, THEREFORE, be it resolved by the Commissioners of the Borough of Collingswood, County of Camden, State of New Jersey, that the Mayor or his designee, subject to the terms stated herein, shall be authorized to take any and all action required to assign the

Financial Agreement for Block 96, Lot 4 to the entity to be owned by Merion or its affiliate.

Mayor Maley moved the ordinance be approved on first reading, published, and the second reading and public hearing to be held on April 1, 2019 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 1660

AN ORDINANCE AUTHORIZING THE BOROUGH OF COLLINGSWOOD TO ASSIGN THE FINANCIAL AGREEMENT WITH COLLINGSWOOD 34 URBAN RENEWAL ASSOCIATES, LLC

WHEREAS, pursuant to Borough Resolution No. 1222, the Borough of Collingswood ("Borough") is authorized to undertake housing and redevelopment projects and, in furtherance thereof, the Borough is authorized to acquire interests in real property and rehabilitate, renovate, and repair said property; and

WHEREAS, pursuant to Borough Ordinance Nos. 1157, 1199, 1279, 1319, 1343, 1366, and 1384, the Commissioners for the Borough of Collingswood ("Borough") adopted and implemented Redevelopment Plans (collectively, the "Redevelopment Plan") for the North Atlantic Avenue Redevelopment Area, the North Atlantic Avenue Redevelopment Area, the North Atlantic Avenue Extension A Redevelopment Area, and the North Atlantic Avenue Extension B Redevelopment Area (collectively, the "Redevelopment Area" and the "North Atlantic Avenue Project") which consisted of real property located at Block 96, Lots 11, 12, 13, 13.01, 13.03, 14.01, 15, 16.01, 17.01, and 17; and

WHEREAS, the Borough entered into an agreement with Ingerman Development Company, LLC ("Ingerman") to develop a part of the Redevelopment Area, specifically the real property located at Block 96.02, Lot 1 and Block 96, Lot 4 (the "Property"); and

WHEREAS, Ingerman applied to the Borough for a long term tax exemption pursuant to the New Jersey Long Term Tax Exemption Law, N.J.S.A. 40A:20-1, et seq. ("the Law") for the Property and, thereafter, formed three urban renewal entities to develop and manage the property for residential and commercial uses namely, Collingswood 34 Urban Renewal Associates, LLC ("Collingswood 34"), Collingswood Apartments Urban Renewal Associates LLC and Collingswood Office Urban Renewal Associates, LLC; and

WHEREAS, pursuant to the Law and Ordinance 1521, adopted on July 25, 2012, the Borough Commission authorized the execution of a financial agreement between the Borough and Collingswood 34; and

WHEREAS, the Borough and Collingswood 34 entered into a financial agreement dated January 21, 2013 ("Financial Agreement") to provide for long term exemption for a component

of the Property located on Block 96.02, Lot 1 consisting of 34 units within the Property, which are the westernmost residential units in the Redevelopment Area; and

WHEREAS, Ingerman has entered into an agreement to transfer Collingswood 34 to an entity to be owned by Merion Realty Partners or an affiliate ("Merion"); and

WHEREAS, Merion has submitted an application to the Borough pursuant to N.J.S.A. 40A:20-8 and requested the assignment of the Financial Agreement to the entity to be owned by Merion or its affiliate as permitted under the terms therein; and

WHEREAS, the Borough Commissioners have determined that, subject to the due diligence to be performed by the Borough's professionals, specifically, the auditor, chief financial officer, legal counsel and real estate consultant, and consultation thereafter, the Borough may assign the Financial Agreement to the entity to be owned by Merion or its affiliate to provide for exemption and abatement of local real property taxes for Block 96.02, Lot1 for the term set forth therein;

NOW, THEREFORE, be it resolved by the Commissioners of the Borough of Collingswood, County of Camden, State of New Jersey, that the Mayor or his designee, subject to the terms stated herein, shall be authorized to take any and all action required to assign the Financial Agreement for Block 96.02, Lot 1 to the entity to be owned by Merion or its affiliate.

Mayor Maley moved the ordinance be approved on first reading, published, and the second reading and public hearing to be held on April 1, 2019 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

61. Authorizing the Auction of Municipal Vehicles and Equipment
62. Appointing Tara Riley as Violations Clerk
63. Appointing Madalyn Deets as Coordinator for Collingswood Senior Community Center
64. Approving an Increase to the 2019 Temporary Budget
65. Authorizing an Appropriation Reserve Transfer
66. Approving Salary Resolution-
Recreation Secretary
Senior Community Center Coordinator
67. Approving a Shared Services Agreement for EMS and Fire Protection Services
68. Authorizing Actions by the Borough of Collingswood for the Transfer of the Lumberyard Project
69. Approving Payment of Bills as presented by the Treasurer

Commissioner Lewandowski congratulated James Beard Restaurant Award semi-finalists Sagami and Zeppoli and he also congratulated the Recreation Department's Odyssey of the Mind Program on their regional competition wins. Commissioner Lewandowski invited residents to the Collingswood Library for the Maker's Day event being held at the end of the month and to a Free concert on March 14th with the United States Army Field Band at the Scottish Rite. Commissioner Lewandowski also reminded folks to the Get Up Collingswood event for anyone interested in volunteering with Collingswood's organizations.

Commissioner Leonard announced the Arbor Day Celebration in Knight Park where the Borough and the Elementary Schools have all of the third graders come to the park and help plant trees. Commissioner Leonard reminded residents to come out rain or shine to the 11th Collingswood Green Festival, there are many new and interesting activities and vendors this year. Commissioner Leonard added information for Borough events can be found on the Borough website

Mayor Maley also talked about the US Army Field Band Concert, he encouraged residents to get their tickets for this Free General Admission Show. Mayor Maley welcomed Madalyn Deets as Community Center Coordinator. Mayor Maley announced a draft of the short-term rental ordinance is available to anyone interested and copies can be found in the back of the room. Mayor Maley a copy can will also be emailed to anyone interested. Mayor Maley reiterated this is only a draft and it is still being reviewed and being put out into the community for input.

Mayor Maley opened the meeting to the Public:

Richard Klingerman, 743 Maple Terrace asked what months meeting minutes were approved. Mayor Maley replied October, November, December and January. Mr. Klingerman replied he will be stopping in Borough Hall to pick up copies.

Fiona Dawson 841 Maple Avenue commented that the minutes are not timely. Mayor Maley explained the minutes take time to transcribe and are normally a few months behind.

Jen Rossi 114 Palmer Ave read a comment from her daughter Iris about keeping Knight Park cleaner, safer and neater. Ms. Rossi explained her daughter is a girl scout and recently learned about "Leave No Trace" and she drew a map of the park and playground area where she thinks more trash cans can help. Iris thanked the Mayor and Commissioners.

Kathleen Shea Aregood, 610 Lees Ave. asked where the public can get copies of the bond ordinance in reference to the Police and Fire Safety Building. Mayor Maley said they should be available on the Borough website and if they have not been posted yet, copies can be obtained from the Clerk's office.

Kathleen Fiore 253 Woodlawn Ter. asked what Mayor Maley what he was referring to earlier in the meeting that can be found in the back of the room. Mayor Maley explained that he was talking about the draft short-term rental ordinance. Mayor Maley explained because it has been such a hot button issue the draft is being circulated so anyone interested can express their concerns and make comment. Commissioner Lewandowski explained traditionally an ordinance would be formally introduced and adopted the following month but this topic deserves more dialogue and it is being made available for community discussion. Ms. Fiore said she wants to understand the process. Mayor Maley explained they have heard from many people on the topic of short-term rentals. We asked our attorney to draft something for us, we have reviewed it and made comments to him on what we would like to see, he has created something and we are now putting it out to hear what the community's thoughts are. Ms. Fiore asked how will we know what the thoughts and positions of the Commissioners are. Mayor Maley said one way to know will be when we have an ordinance we agree on, Mayor Maley said we all have expressed our thoughts on Air B&B at our monthly meetings a number of times. Ms. Fiore asked Commissioner Leonard what her thoughts on Air B&B. Commissioner Leonard stated she is not in favor and stated her position is based on what is good for the whole town, our community, now and for the future; and not what is good for an individual who wants to make a little money through a private business. Many cities around the world are trying to address the problems they are facing with an industry that does not follow state, county and local regulations. Commissioner Leonard said she is required to look at this objectively, the draft that is being presented does not represent her entirely but compromises are made. Commissioner Leonard added she thinks it is fine for someone to rent their property but short-term rentals are not good for Collingswood and she needs to protect the town. Commissioner Lewandowski stated he believes a short-term rental ordinance is possible; that there are benefits to allowing a limited scope program and there are ways to write our ordinance in a way that would limit negative impacts and be clear on our response to any problems. Commissioner Lewandowski said the draft ordinance does not have everything I would like to see but like Commissioner

Leonard said there needs to be a balance. Commissioner Lewandowski stated he is in favor of a short-term rental ordinance and any changes that need to be made to the ordinance can be made as needed. Mayor Maley said his position is that he believes that an ordinance is necessary because there is a real need for safety regulations. He is also in favor for the person who wants to rent out their home occasionally not as a business. Mayor Maley stated a concern that is happening around the country where companies are purchasing properties to use solely as short term rentals. Mayor Maley added that he keeps coming back to how does this benefit the neighborhood; he stated he understands that people will visit the businesses and the folks using their property as a short term rental will get a little bit of money but how does it help the community. Commissioner Lewandowski agreed and added that not running an Air B&B as a full-time business is important to him not only because of the weekly transient populations but because it will take away long-term rental properties off the market. Doing that would raise the price on yearly rentals and is problematic for a community like ours that has a mixed income population. We have to make sure there is an opportunity for families to live in our community because we could shut them out because of home share and short-term rentals.

Madalyn Nist 243 E Knight Ave. said she is new town and expressed her support for working sessions.

Rob Carlson 21 Gorman Ave., asked if all decisions and debates are held during the Commission meetings. Robert Lewandowski said we communicate informally and this process is very fluid, I sometimes will call when I am driving to work and share something I have read or heard. Mayor Maley explained the short-term rental draft ordinance was outlined by our attorney, we commented on it, talked about it and talked about what we have heard from the public. Mayor Maley said most agenda items do not require much discussion; he used the Tax Abatement Extension Ordinance as an example. Commissioner Lewandowski added being a fairly new commissioner he also asks questions of and holds discussions with the Borough Administrator on various topics. Commissioner Leonard said there is personal research, discussions with the Borough Attorney as well as talks with the Borough Department Heads.

Anne Woodcock Palmer Ave. made a comment on the Ordinance adoption process and that there is a required public comment session for each ordinance before adoption. Mayor Maley confirmed and added if someone wanted to make a comment or have a question, they are always welcome to email or call himself or Commissioners Lewandowski and Leonard. Commissioner Lewandowski stated there are many times residents make comments or have a question about different topics when he is out in a coffee shop for example, we hold forums and special meetings for the community to share information with the community and hear their feedback. Commissioner Lewandowski explained as long as there are not confidentiality concerns, they are always available to the community to discuss town matters.

Kate Delany 126 E Palmer Ave, asked about political caucusing exemption, democratic party affiliation, and non-party designation in respect to the Walsh Act. Mayor Maley explained the people he has served with on the board of commissioners have always run as a political team, they did not run as a D or R, they have always run as a slate, a political team; Team Collingswood. Mayor Maley added that there have been some claims that there are secret meetings where decisions are made in secret. We do not do that. Mayor Maley continued that there is a disagreement in the interpretation of the law, we would never be able to talk to each other because of our form of government. Mayor Maley added that in other forms of government members talk and discuss ideas and issues outside of working sessions and formal meetings. Mayor Maley said there is simply a disagreement in the interpretation of the law.

Madalyn Nist 243 E Knight Ave, made a statement about the importance of perceptions and expressed her support for working sessions. Commissioner Lewandowski said he thinks there is some confirmation bias. He explained there is a small organized group, they hold meetings, but cut out certain people, they talk about transparency and being political adversaries, and they personally block me on social media, which is fine, that is their right, but that means they do not want to talk to me. Commissioner Lewandowski said when you only hear each other you tend to believe what you hear is true. Commissioner Lewandowski continued to talk about listening, community communication, trust and the importance of working together. The discussion continued.

Kate Latona 529 Lincoln Ave., commented on Commissioner Lewandowski's statement about being blocked on social media. She explained it was a personal page that he was blocked from. Ms. Latona expressed her frustration about the long process on getting decisions about backyard chickens, Air B&B and her frustration with the tone of the meetings. Mayor Maley stated sometimes things get heated and he apologizes. Mayor Maley added he has seen rotten things written about him and it has an impact.

Christopher Hite, 14 W. Summerfield, expressed concern on the timeliness of posting meeting minutes and the ordinance adoption process not coinciding. A discussion ensued on the process of ordinance adoption and the posting of minutes. Mr. Hite asked for more trash cans in the park. Commissioner Leonard explained a few years ago the Superintendent of Public Works and Former Commissioner Hall did a thorough study of the park and the best place areas for the receptacles. Mayor Maley and Commissioner Leonard said we can look at it closer and allocate funds for more cans.

Mr. Hite asked the status on the Police and Fire Building. Mayor Maley said there is a Town Forum coming up next month. The first hour of the Forum will be dedicated to the Police and Fire Building. Mr. Hite asked for status on the project. Mayor Maley said the architect and engineers are working on infrastructure planning. Mr. Hite asked about if the Borough is looking to acquire a portion of the Dr.'s office next to the site of the Public Safety Bldg. Mayor Maley confirmed there is still an interest.

Heidi Fraley 800 Belmont Ave., thanked the Commissioners for making progress on the Air B&B. Ms. Fraley asked the Commissioners to talk to all generations when making decisions. Ms. Fraley requested a Backyard Chicken PILOT.

Jen Rossi, 114 E Palmer Ave. stated she is looking for more information on the swing bench that was removed from the Roberts Pool playground. Ms. Rossi requested the Borough's risk management company come out and do a playground safety inspection. Mayor Maley said he believes that inspections are already being done.

Robert Carlson, 21 Gorman Ave. asked if the Commissioners would support a referendum to forbid the sale of Collingswood Water to a private Company. Mayor Maley said he would not bind the hands of future town leaders in that way. Mayor Maley said we are committed to the ownership of our water system; we have brought in Merchantville- Pennsauken Water Commission to assist in the operation our system. Commissioner Lewandowski agreed, and added that the upgrades and improvements we are making to our system he expects that we will see great dividends. Mayor Maley added we do not want to give up that resource.

Mike Lazaro, 926 Stokes Ave., asked if there is any progress in the Backyard Chicken PILOT Program. Mayor Maley stated there is no progress, we have not looked to make progress for several months, there is not a consensus and we are not looking to create a program. Commissioner Lewandowski stated there was not an agreement and we have not talked about a program for a few months. Mr. Lazaro asked if talks about a program could resume. Mayor Maley told Mr. Lazaro he is welcome to talk about anything he would like. Mr. Lazaro expressed his support for a Backyard Chicken PILOT and asked why there is not an approved program. Commissioner Lewandowski said he thought there was a way to develop a program, he talked about his concerns such as CDC findings, staffing concerns to enforce regulations and that there was not a consensus to move forward. Commissioner Leonard explained her view on backyard chickens in Collingswood. Commissioner Leonard said she read a lot of material on backyard chickens and talked to people with experience and she believes the property sizes in Collingswood are too small. Commissioner Leonard also talked about neighbors having a say in the approval process because our properties are so close together. Commissioner Leonard added that folks who are asking for a PILOT program did not think that neighbor input should be a part of the program. Mayor Maley said he is not in favor of a Backyard Chicken PILOT because there is not a consensus in town and personally, he would not want it next door. Mayor Maley said there is a strong sense from both young and old people in town who are not in favor of a backyard chicken project. Mr. Lazaro requested a PILOT and asked if the Commissioners think that neighboring towns have similar size homes and lot sizes. A discussion ensued. Commissioner Lewandowski said he is not comfortable approving a PILOT Program, that would require folks to spend hundreds of dollars and not be able to guarantee the program will be approved at the end of the trial period. The discussion continued about consensus and the silent majority who are not in favor of a PILOT program.

Kathleen Aregood, 610 Lees Ave. said she is happy to be a Collingswood resident. Ms. Aregood said she does not want chickens or Air B&B. Ms. Aregood asked if conversations between the Commissioners are in violation of the Sunshine Law. She also requested working sessions, more public discussion and asked why are there are no working sessions. Mayor Maley explained that the work that is done by himself and the Commissioners is very personal, and that he takes it personal when it is said that they doing things wrong, that things are done in secret, that we are old and do not listen to people. Mayor Maley added he takes these things personal because he cares, and he believes that is important. Mayor Maley said there is a disagreement in the interpretation of the law and that additional meetings will not help run our town any better. Mayor Maley encouraged residents to come out the Town Forums, where open discussions of town topics are discussed. Commissioner Leonard added the Town Forums are very helpful, there is a lot of talk, ideas, and conversations. Commissioner Leonard

talked about other ways the public is informed; through the website, town crier, and in the case of the Safety Building several meetings and tours were held to involve the public. Commissioner Leonard added we are always in contact with the public and the business community, we are always open to communication, she encouraged residents to reach out and get to know us better. Commissioner Lewandowski said Ms. Aregood's input is appreciated, everyone's input is appreciated, it is our responsibility to listen and we do. Commissioner Lewandowski added but not everything can be acted on.

Christopher Hite 14 W Summerfield Ave., stated he is in favor of working meetings.

Eileen Rienhimer, 253 Woodlawn Ter. said disagreements do not mean we are not working together.

Fiona Dawson, 841 Maple Ave. stated her questions are not prepared by anyone else.

Mike Lazaro, 826 Stokes Ave. asked why the school playgrounds are locked after hours. Mayor Maley said it is not borough property and referred Mr. Lazraro to the school board.

Sandra Kelly 315 Comly Ave., commented that there are many open spaces in the area for kids to play, such as Cooper River Park, Newton Lake Park and Knight Park but she agreed the school playgrounds should be open.

With no further comments, Mayor Maley moved the meeting be adjourned at 8:40 PM, which was seconded.