

CITY OF NORTHFIELD REGULAR MEETING MINUTES JULY 15, 2025

At 6:32pm this meeting was called to order by Municipal Clerk Mary Canesi. This meeting was properly advertised in the Press of Atlantic City on January 11, 2025, and in accordance with Public Law 75, Chapter 231.

FLAG SALUTE

Mayor Chau led the flag salute followed by a moment of silence.

ROLL CALL

Present: Councilwoman Carfagno; Councilman Dewees; Councilwoman Kern; Councilman Notaro; Councilman Polistina; Councilman Smith Council President Bucci.

Mayor Chau, Solicitor Facenda, Jacob Wright for Engineer Mauro, and Chief of Police VonColln were also present.

READING AND APPROVAL OF THE MINUTES

On a motion by Councilman Notaro with a second by Councilwoman Carfagno, all members present were in favor of approving the minutes of June 16th and June 17th, 2025, without formal reading.

MAYOR'S REPORT

Mayor Chau thanked Public Works and Councilman Dewees for getting the Shore Road banners up. He reported he had a meeting with Councilwoman Bucci and Code Enforcement regarding concerns and questions that Mayor Chau had with that department, one of them was the amount of time it takes to address the complaints we receive. We all knew he only worked one day per week, and that included court appearances that result from the summonses he had issued. The Code Enforcement Officer had assured Mayor Chau that he was not overloaded with work and that when he comes in when he's off he does not charge the City, he also assured Mayor Chau that he was not overworked and did not need help. That was why it took time for him to respond, since he only worked one day per week.

Councilwoman Bucci added that we would address the problems but we don't back ourselves into a corner if someone complains with regard to a response.

Clerk Canesi explained that the initial step, when a complaint is received and deemed to be valid, is that the Code Enforcement Officer sends a letter called a 'notice of violation'; it is not a ticket or a summons, but it puts them on notice that a violation exists and gives the property owner the opportunity to fix it. In most cases the City Code provides a ten-day window for compliance, so the condition won't necessarily

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be remedied immediately. If they don't comply, and if a summons is issued, it may have to wait for the matter to come before a judge before the condition is abated.

Mayor Chau added that he also discussed chickens with the Code Enforcement Officer, who raised concerns with regard to sanitation, number of chickens per property, and vaccinations for avian flu. Mayor Chau was also concerned with enforcement, what if you have several houses on one street that all have chickens, did it become a public nuisance, who will ensure the chickens are vaccinated?

Mayor Chau referred to a follow up meeting with ACUA and they apologized for not getting back to us sooner, he had set the meeting for July 22nd at 11am to meet with them. He knew Councilman Polistina wasn't available, he asked for replacements.

Councilman Polistina suggested we schedule when the CFO was available.

Mayor Chau agreed.

Councilman Notaro requested earlier in the day if possible.

Mayor Chau agreed.

Mayor Chau thanked all associated with the Connolly Mile and 4th of July Parade.

Councilman Notaro noted participation and support from Police, Fire and Public Works, and thanked them.

Mayor Chau continued with his report and noted Chief VonColln was doing a wonderful job with managing overtime, there was only \$296 in overtime for June. He read the Police report for June adding that the police were very vigilant with keeping our city safe.

Mayor Chau referred to a meeting with Chief VonColln to discuss certain issues. One was certain streets on which Mayor Chau received complaints that cars were regularly speeding; Chief VonColln assured him it was being monitored. We have four speed monitoring devices, two of which are what are referred to as 'dummies'. He referred to accidents on Oak and Zion. As Council knew, we had requested that it be changed to a 4-way stop, he believed there had only been three or four since the 4-way stop went into effect. Mayor Chau was surprised at how many notifications and devices there were that provide notice of the 4-way stop.

Councilman Dewees requested we write a letter to the county requesting the illuminated stop signs.

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Mayor Chau replied that he would write a letter to County Executive Levinson and County Administrator DelRosso making that request.

Mayor Chau thanked the owners of the Northfield McDonald's for their donation of the ice cream coupons for use by the Police Department when they see children observing bike laws. Mayor Chau had asked the Chief to have his staff be more vigilant with reminding children of the laws regarding helmets.

Councilwoman Carfagno referred to a program in Pennsylvania for helmet safety. She suggested sending officers on duty to the school to review safety.

Chief VonColln advised that this was already in the works.

Mayor Chau added that he had sent suggestions to the Council regarding signs for the bike path that prohibit motorized vehicles on the bike path. Chief VonColln advised him that current signs don't apply to ebikes. Mayor Chau also felt that ebike users don't always practice rider etiquette. Mayor Chau suggested signs on the bike path to prohibit ebikes, and that would allow the Police Department to confiscate the vehicles from violators. Mayor Chau had concerns that if ebikes couldn't be on the bike path it pushed them onto the streets. He referred to Chapter 111-13 of the code, and which prohibited motor driven vehicles including motor scooters and motorized bicycles on the bike path; this dated to 2001. We do have an ordinance that prohibits ebikes, if we were going to enforce this, we needed to put up signage.

Solicitor Facenda asked did our ordinance cover ebikes as prohibited?

Chief VonColln replied, yes.

Solicitor Facenda asked would a sign that says no prohibited vehicles suffice?

Chief VonColln replied, yes it does; but the public may not know because they don't read the code. you can easily misconstrue the bike path as being permissive of ebikes. If signs were posted at least they were educated about the prohibition. He did express his concern with Mayor Chau about pushing juveniles onto the roadways.

Councilman Smith asked Solicitor Facenda if an exemption could be created to allow them during school hours?

Solicitor Facenda noted a child could be coming home from an afterschool activity.

Councilwoman Kern said she had concerns with telling kids they can't ride their ebike to school, on the bike path. She also wanted to be proactive; she believed we need to do something with our community. There were 3 classes of ebikes.

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Chief VonColln noted that classes 1 and 2 could be used on our bike path. Class 3 was the main concern; you have to have a helmet and they have to be registered and insured.

Councilwoman Kern added that we could amend our ordinance to allow kids to ride them to school.

Councilman Notaro stated it's not the ebikes, it's the speed; that would give them something to enforce.

Councilwoman Kern believed that once people realize we are serious and issuing warnings – she asked could an officer tell the difference between a class 1, 2 and a 3?

Chief VonColln replied if the class 3 doesn't have pedals, yes.

Solicitor Facenda advised there is an ordinance; the question was, was the Council going to change it, or not. If so, Council may need a committee to discuss.

Councilwoman Kern suggested perhaps working with neighboring towns who are experiencing the same issue.

Chief VonColln confirmed there were issues in Linwood and Somers Point as well.

Councilwoman Kern reiterated that we need to get ahead of it before something happens.

Chief VonColln believed there may be legislation coming at the State level.

Councilman Polistina added, in addition to speed they do not observe general traffic rules such as riding in the wrong direction

Councilwoman Kern suggested bringing this up at National Night Out, to start the conversation.

Chief VonColln explained several planned initiatives to spread the word in the community.

Solicitor Facenda to the Chief, do you have what you need in the current ordinance to issue a violation?

Chief VonColln replied, yes.

Council President Bucci suggested a straw poll to allow ebikes on the bike path; we don't need a committee if we aren't changing the ordinance.

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Councilman Notaro responded yes, allow them but regulate the speed.

Council President Bucci suggested starting with education and revisiting.

Councilman Dewees suggested a study in various spots.

Councilman Notaro asked can tell you with certainty they are speeding.

Councilwoman Carfagno again suggested a speed sentry.

Chief VonColln announced that he had 500 free ice cream cone certificates and officers would be stationed and would give coupons to kids wearing helmets and observing safety practices.

ENGINEER'S REPORT

Jacob Wright, filling in for Engineer Nancy Mauro, announced that the USDA grant report was distributed this evening, DeBlasio and Associates recommendation was to do projects in phases due to cost and priority, Supervisor Boyd provided a list. The application for the resurfacing of Burton Avenue was submitted with announcement of award no later than November 30th. The LTPF application for Cedar Bridge was also submitted but we have no anticipated award date. Regarding Juniper Drive, the plans were submitted and the project was ready for bid. His office was notified that the slip lining project start date will be pushed back by two weeks due to delays related with Atlantic City Electric.

Councilman Polistina asked how long would the project take?

Engineer Wright replied, 90 days, it should be done by the end of October.

Councilwoman Carfagno asked would it be during school?

Engineer Wright replied, it was mostly overnight work.

Engineer Wright continued, regarding the Habitat for Humanity project, plans were submitted to the City on June 23rd and to Habitat as well as Planner Tiffany Morrissey. They would be meeting with the county tomorrow to discuss.

PUBLIC SESSION

Council President Bucci opened this meeting for any member of the public to speak on any topic.

Seeing no one wishing to speak, Council President Bucci closed the public session.

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RESOLUTIONS / CONSENT AGENDA

Council President Bucci read the following statement: “All matters listed under the consent agenda are considered to be routine in nature, and having been reviewed by Council, will be enacted by one motion. Any item may be removed from the Consent Agenda at the request of any Council Member and if so removed, it will be treated as a separate matter. Any items requiring expenditure are supported by a Certification of Availability of Funds.

The Executive Sessions of Council will be held at the end of the meeting, and we will come back in public session to make a comment for the record after the executive session has concluded. Any vote made on subjects discussed will be made in public.”

Councilman Notaro asked for Resolutions 173-2025 and 174-2025 to be pulled from the consent agenda.

On motion of Councilman Polistina, seconded by Councilman Dewees, all members present were in favor of voting on Resolutions 165-2025 through 172-2025 and Resolutions 175-2025 through 181-2025 by Consent Agenda.

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| 165-2025 | Authorizing Refund of Overpayment of Property Taxes |
| 166-2025 | To Affirm the City of Northfield’s Civil Rights Policy with Respect to All Officials, Appointees, Employees, Prospective Employees, Volunteers, Independent Contractors, and Members of the Public that Come into Contact with Municipal Employees, Officials and Volunteers |
| 167-2025 | Resolution of the Common Council of the City of Northfield, County of Atlantic, New Jersey, Authorizing Execution of an Inter-Local Shared Services Agreement Between Atlantic County Utilities Authority and City of Northfield for Street Sweeping |
| 168-2025 | Authorizing the Tax Collector to Conduct an Electronic Tax Lien Sale |
| 169-2025 | Resolution of the Common Council of the City of Northfield, County of Atlantic, New Jersey Authorizing the Mayor to Execute a License Agreement |
| 170-2025 | Authorizing the Tax Collector of the City of Northfield, County of Atlantic to Amend the Grace Period for 3rd Quarter Property Tax Payments |
| 171-2025 | Authorization to Create Municipal Lien for Property Maintenance Costs |
| 172-2025 | Authorizing the Execution of a Contract with Delta Dental of New Jersey for Dental Insurance for Employees and Retirees of the City Of Northfield |
| 175-2025 | To Approve an Application for Use of Facilities – Full Speed |

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- 176-2025** To Approve an Application for Use of Facilities – Sand Sharks 11U
177-2025 Authorizing an Increase in the Bid Threshold
178-2025 Information Technology Policy
179-2025 Acknowledging the Notice of Resignation of Kevin Muller, Part
Time Electrical Inspector
180-2025 Approval of Specifications and Authorization to Proceed with Public
Bidding for the Project Known as “NJ Department of Transportation
MA-2025 Reconstruction Of Juniper Drive-00206 ”
181-2025 A Resolution Providing for an Executive Session 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(8), Regarding Personnel
Matters

Councilman Polistina, seconded by Councilman Dewees, 165-2025 through 172-2025 and Resolutions 175-2025 through 181-2025 by Consent Agenda.

Roll Call: Mrs. Carfagno – yes; Mr. Dewees – yes; Mrs. Kern – yes; Mr. Notaro – yes; Mr. Polistina – yes; Mr. Smith – yes; Mrs. Bucci – yes; Motion carried.

Councilman Notaro explained that 173 and 174 conflict; there is a conflicting date. On one application there are zero Northfield participants and on the other 50%; he suggested Council vote on them separately.

Councilman Polistina motioned, seconded by Councilman Dewees, to adopt Resolution 173-2025.

- 173-2025** To Approve an Application for Use of Facilities – Muck Dogs

Roll Call: Mrs. Carfagno – no; Mr. Dewees – no; Mrs. Kern – no; Mr. Notaro – no; Mr. Polistina – no; Mr. Smith – no; Mrs. Bucci – no; Motion failed.

Councilman Polistina motioned, seconded by Councilman Dewees, to adopt Resolution 174-2025.

- 174-2025** To Approve an Application for Use of Facilities – SJ Sand Sharks
16U

Roll Call: Mrs. Carfagno – yes; Mr. Dewees – yes; Mrs. Kern – yes; Mr. Notaro – yes; Mr. Polistina – yes; Mr. Smith – yes; Mrs. Bucci – yes; Motion carried.

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ORDINANCES

Councilwoman Kern motioned; Councilman Polistina seconded to adopt Ordinance 9-2025.

9-2025 Authorizing and Encouraging Electric Vehicle Supply/Service Equipment (EVSE) And Make-Ready Parking Spaces and Amending Chapter 215 of the City of Northfield Code, Land Use and Development
2nd Reading / Public Hearing / Final Consideration
Published in the Press of AC 07/19/2025

The Municipal Clerk read the Ordinance by title, stating that this is the second reading and public hearing, after which the Council would consider the ordinance for final passage. Clerk Canesi announced the date of final publication, if the ordinance passed this evening. Since introduction, the Ordinance has been posted in the lobby of City Hall and on the municipal website, and any member of the public who requested a copy of the ordinance would have been provided with one free of charge in the office of the Municipal Clerk during regular business hours, up until the date and time of the public hearing.

Council President Bucci opened the public hearing for Ordinance 9-2025.

Seeing no one wishing to speak, Council President Bucci closed the public hearing.

Roll Call: Mrs. Carfagno – yes; Mr. Dewees – yes; Mrs. Kern – yes; Mr. Notaro – yes; Mr. Polistina – yes; Mr. Smith – yes; Mrs. Bucci – yes; Motion carried.

Councilman Smith motioned; Councilman Polistina seconded to introduce Ordinance 12-2025.

12-2025 Amending Chapter 128-3 Uniform Construction Code Fees, Regarding Solar Panel Racking Units
Introduction / No Public Input / Published in the Press of AC 07/19/2025
2nd Reading / Public Hearing / Final Consideration 08/12/2025

The Municipal Clerk read the Ordinance by title, stated that this is the first reading, and announced the publication, public hearing, and final consideration dates. The full Ordinance has been posted in the lobby of City Hall and on the City website, and copies are available at no cost in the office of the Municipal Clerk between the hours of 8:30am and 4:30pm, Monday through Friday to any member of the public who requests same, up until the date and time of the public hearing.

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Roll Call: Mrs. Carfagno – yes; Mr. Dewees – yes; Mrs. Kern – yes; Mr. Notaro – yes; Mr. Polistina – yes; Mr. Smith – yes; Mrs. Bucci – yes; Motion carried.

PAYMENT OF BILLS \$ 4,625,796.90

Councilman Notaro motioned, Councilwoman Carfagno seconded, to approve payment of bills.

Roll Call: Mrs. Carfagno – yes; Mr. Dewees – yes; Mrs. Kern – yes; Mr. Notaro – yes; Mr. Polistina – yes; Mr. Smith – yes; Mrs. Bucci – yes; Motion carried.

MEETING NOTICES

Council President Bucci read the meeting notices.

EXECUTIVE SESSION

Council President Bucci announced the Executive Session for Resolution 181-2025.

181-2025 A Resolution Providing for an Executive Session 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(8), Regarding Personnel Matters

Clerk Canesi stated that Council would be moving into Executive Session. Members of the public who were in attendance would need to exit Council Chambers during the Executive Session and were welcome to wait in the lobby or vestibule if they chose. At the conclusion of the Executive Session of Council, the Council will resume the public portion of the meeting and welcome the return of members of the public. A statement would be made for the record at that time.

Solicitor Facenda announced this executive session was in regard to the promotion of Darren Boyd to position of Superintendent of Public Works. The minutes would be kept and made available when permitted and required by law. The timeframe for the release of those minutes is unknown. The governing body has received a RICE Notice from Mr. Boyd, he understands there will be official action, specifically Resolution 182-2025, Council will remain in Council Chambers and return to the public session when the Executive Session is complete for a short statement.

At 7:38pm Council entered Executive Session and remained in Council Chambers.

At 7:51pm the Executive Session of Council was adjourned, and the Regular Meeting resumed in Council Chambers.

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Solicitor Facenda announced that the Executive Session had concluded. The matters discussed were terms and conditions of employment and the promotion of Darren Boyd to Superintendent of Public Works, including annual salary. The minutes would be kept and made available when permitted and required by law. The timeframe for the release of those minutes is unknown. There would be official action in the form of Resolution 182-2025, it will need to be moved and seconded and the salary amount of \$103,000.00 would need to be added, the motion should be made and seconded as amended.

Councilman Polistina, seconded by Councilman Dewees, to adopt Resolution 182-2025 as amended.

Solicitor Facenda reiterated the annual salary of \$103,000.00.

182-2025 Appointment of Superintendent of Public Works

Roll Call: Mrs. Carfagno – yes; Mr. Dewees – yes; Mrs. Kern – yes; Mr. Notaro – yes; Mr. Polistina – no; Mr. Smith – yes; Mrs. Bucci – yes; Motion carried.

At approximately 7:53pm, on motions properly made and seconded, all members present were in favor of adjourning the meeting.

Respectfully submitted,

Mary Canesi, RMC, Municipal Clerk