City of Woodbury
City Council Meeting Agenda
March 26, 2025
33 Delaware Street, Woodbury, NJ 08096
6:30 PM

A. Pledge of Allegiance and Moment of Silent Reflection

B. Reading of the Open Public Meeting Statement

C. Roll Call

D. Approval of the Minutes

1. January 22, 2025

E. Open to the Public for Agenda Items Only

F. Ordinances

1. **ORDINANCE NO. 2424-25** - CALENDAR YEAR 2025 ORDINANCE TO EXCEED THE MUNICIPAL BUDGET APPROPRIATION LIMITS AND TO ESTABLISH A CAP BANK (N.J.S.A. 40A: 4-45.14)
   Second Reading
2. **ORDINANCE NO. 2425 -25** - AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF WOODBURY, COUNTY OF GLOUCESTER, NEW JERSEY, AUTHORIZING THE EXECUTION OF A PARKING EASEMENT WITH KENNEDY PROPERTY CORP. ON PROPERTIES IDENTIFIED AS BLOCK 107, LOT 4; BLOCK 114, LOT 4; AND BLOCK 115, LOT 22.02 IN EXCHANGE FOR ITS RELEASE OF A DEED RESTRICTION AND REVERTER RIGHTS RELATED TO BLOCK 75 LOT 7.
   Second Reading
3. **ORDINANCE NO. 2426-25** - BOND ORDINANCE AUTHORIZING THE COMPLETION OF VARIOUS CAPITAL IMPROVEMENTS AND THE ACQUISITION OF VARIOUS CAPITAL EQUIPMENT IN AND FOR THE CITY OF WOODBURY, COUNTY OF GLOUCESTER, NEW JERSEY; APPROPRIATING THE SUM OF $1,162,800 THEREFOR; AUTHORIZING THE ISSUANCE OF GENERAL OBLIGATION BONDS OR BOND ANTICIPATION NOTES OF THE CITY OF WOODBURY, COUNTY OF GLOUCESTER, NEW JERSEY IN THE AGGREGATE PRINCIPAL AMOUNT OF UP TO $1,104,660; MAKING CERTAIN DETERMINATIONS AND COVENANTS; AND AUTHORIZING CERTAIN RELATED ACTIONS IN CONNECTION WITH THE FOREGOING
   Second Reading
4. **ORDINANCE NO. 2427-25** - BOND ORDINANCE AUTHORIZING THE ACQUISITION OF VARIOUS CAPITAL EQUIPMENT AND THE COMPLETION OF VARIOUS IMPROVEMENTS FOR THE WATER AND SEWER UTILITY IN THE CITY OF WOODBURY, COUNTY OF GLOUCESTER, NEW JERSEY; APPROPRIATING THE SUM OF $1,050,000 THEREFOR;

AUTHORIZING THE ISSUANCE OF GENERAL OBLIGATION BONDS OR BOND ANTICIPATION NOTES OF THE CITY OF WOODBURY, COUNTY OF GLOUCESTER, NEW JERSEY IN THE AGGREGATE PRINCIPAL AMOUNT OF UP TO $1,050,000; MAKING CERTAIN DETERMINATIONS AND COVENANTS; AND AUTHORIZING CERTAIN RELATED ACTIONS IN CONNECTION WITH THE FOREGOING
Second Reading

5. **ORDINANCE NO. 2428-25** - AN ORDINANCE AMENDING CHAPTER 106, HOUSING STANDARDS, ARTICLE I, IN GENERAL LEAD-BASED PAINT HAZARD INSPECTION FREQUENCY REQUIREMENTS; SINGLE-FAMILY, TWO FAMILY AND MULTIPLE RENTAL DWELLINGS, SECTION 17(B)(1), (2) & (3) OF THE CODE BOOK OF THE CITY OF WOODBURY
First Reading

CONSENT AGENDA

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1. **RESOLUTION NO. 25-60** - RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY APPROVING THE BOUNDARY EXPANSION FOR THE SOUTH WOODBURY NEIGHBORHOOD PRESERVATION PROGRAM
2. **RESOLUTION NO. 25-61** - RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY AUTHORIZING EXECUTION OF SHARED SERVICE AGREEMENT BY AND BETWEEN THE CITY OF WOODBURY AND THE MANTUA TOWNSHIP FIRE DISTRICT NO. 1 FOR FIRE ADMINISTRATOR SERVICES FOR THE CITY OF WOODBURY FIRE DEPARTMENT
3. **RESOLUTION NO. 25-62** - RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY AUTHORIZING EXECUTION OF SHARED SERVICE AGREEMENT BY AND BETWEEN THE CITY OF WOODBURY AND THE MANTUA TOWNSHIP FIRE DISTRICT NO. 1 FOR FIRE DEPARTMENT VEHICLE MAINTENANCE SERVICES
4. **RESOLUTION NO. 25-63** - RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY IMPOSING LIEN(S) FOR PROPERTY MAINTENANCE PURSUANT TO MUNICIPALITY CODE §162-4
5. **RESOLUTION NO. 25-64** - RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY AUTHORIZING THE EXECUTION OF AN EMERGENCY REPAIR CONTRACT WITH ROOT 24 FOR THE REPAIR OF A COLLAPSED SANITARY SEWER MAIN AT NORTH BROAD STREET
6. **RESOLUTION NO. 25-65** - RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY AUTHORIZING THE EXECUTION OF AN EMERGENCY REPAIR CONTRACT WITH A.C. SHULTES FOR THE REPAIR OF FAILED PIPE IN WELL #9 AT 216 RAILROAD AVENUE
7. **RESOLUTION NO. 25-66** - RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY ADOPTING EMERGENCY TEMPORARY APPROPRIATIONS FOR THE YEAR 2025
8. **RESOLUTION NO. 25-67** - RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY AUTHORIZING ACCEPTANCE AND EXECUTION OF HOLD HARMLESS AND INDEMNIFICATION AGREEMENT BY AND BETWEEN THE CITY OF WOODBURY AND

THE MANTUA TOWNSHIP FIRE DISTRICT NO. 1 FOR 2010 DODGE RAM PICK UP TRUCK

9. **RESOLUTION NO. 25-68** - RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY AUTHORIZING EXECUTION OF SHARED SERVICE AGREEMENT BY AND BETWEEN THE CITY OF WOODBURY AND THE BOROUGH OF CLAYTON REGARDING CHIEF FINANCIAL OFFICER AND SUPERVISOR OF CERTIFYING OFFICER TO PENSIONS & BENEFITS RETIREMENT SYSTEM AND POLICE & FIREMEN'S RETIREMENT SYSTEM SERVICES
10. **RESOLUTION NO. 25-69** - RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY AUTHORIZING EXECUTION OF SHARED SERVICE AGREEMENT BY AND BETWEEN THE CITY OF WOODBURY AND THE BOROUGH OF CLAYTON REGARDING TAX/UTILITY COLLECTOR SERVICES
11. **RESOLUTION NO. 25-70** - RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY PROCLAIMING MARCH 31, 2025, AS TRANSGENDER DAY OF VISIBILITY
12. **RESOLUTION NO. 25-71** - RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY, COUNTY OF GLOUCESTER, STATE OF NEW JERSEY, AUTHORIZING EXECUTION OF A SERVICE AGREEMENT WITH THE GLOUCESTER COUNTY UTILITIES AUTHORITY

END CONSENT AGENDA

I. Approval of the Bill and Voucher List

J. Reports

K. Unfinished Business

L. New Business

M. Open to the Public

N. Resolutions

1. **RESOLUTION NO. 25-72** - RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY AUTHORIZING A CLOSED SESSION TO DISCUSS MATTERS RELATED TO COLLECTIVE BARGAINING AGREEMENT, EMPLOYMENT RELATIONSHIP AND THE PURCHASE, LEASE ACQUISITION OF REAL PROPERTY OR INVESTMENT OF PUBLIC FUNDS PRIVILEGE

O. Adjournment

NOTICE PURSUANT TO N.J.S.A 10:4-8(d)
The items listed on this tentative agenda of the Mayor and Council President of the City of Woodbury constitutes the agenda to the extent known at the time of posting. Since this agenda is tentative, items may be added and/or deleted prior to the commencement of the meeting. Formal action may or may not be taken regarding each item listed on the final agenda.

ORDINANCE NO. 2424-25

CALENDAR YEAR 2025
ORDINANCE TO EXCEED THE MUNICIPAL BUDGET APPROPRIATION LIMITS AND TO ESTABLISH A CAP BANK
(N.J.S.A. 40A: 4-45.14)

WHEREAS, the Local Government Cap Law, N.J.S. 40A: 4-45.1 et seq., provides that in the preparation of its annual budget, a municipality shall limit any increase in said budget up to 2.5% unless authorized by ordinance to increase it to 3.5% over the previous year's final appropriations, subject to certain exceptions; and

WHEREAS, N.J.S.A. 40A: 4-45.15a provides that a municipality may, when authorized by ordinance, appropriate the difference between the amount of its actual final appropriation and the 3.5% percentage rate as an exception to its final appropriations in either of the next two succeeding years; and

WHEREAS, the Mayor and members of City Council of the City of Woodbury in the County of Gloucester finds it advisable and necessary to increase its CY 2025 budget by up to 3.5% over the previous year's final appropriations, in the interest of promoting the health, safety and welfare of the citizens; and

WHEREAS, the Mayor and members of City Council hereby determines that a 1.0% increase in the budget for said year, amounting to $133,991.99 in excess of the increase in final appropriations otherwise permitted by the Local Government Cap Law, is advisable and necessary; and

WHEREAS, the Mayor and members of City Council hereby determines that any amount authorized hereinabove that is not appropriated as part of the final budget shall be retained as an exception to final appropriation in either of the next two succeeding years.

NOW THEREFORE BE IT ORDAINED, by the Mayor and members of City Council of the City of Woodbury, in the County of Gloucester, a majority of the full authorized membership of this governing body affirmatively concurring, that, in the CY 2025 budget year, the final appropriations of the City of Woodbury shall, in accordance with this ordinance and N.J.S.A. 40A: 4-45.14, be increased by 3.5%, amounting to $468,971.95, and that the CY 2025 municipal budget for the City of Woodbury be approved and adopted in accordance with this ordinance; and,

BE IT FURTHER ORDAINED, that any that any amount authorized hereinabove that is not appropriated as part of the final budget shall be retained as an exception to final appropriation in either of the next two succeeding years; and

BE IT FURTHER ORDAINED, that a certified copy of this ordinance as introduced be filed with the Director of the Division of Local Government Services within 5 days of introduction; and

BE IT FURTHER ORDAINED, that a certified copy of this ordinance upon adoption, with the recorded vote included thereon, be filed with said Director within 5 days after such adoption.

CITY OF WOODBURY

By: _____
WILLIAM H. FLEMING JR.,
President of Council

ATTEST:

_____
CASSIDY L. SWANSON,
City Clerk

Approved:

_____
KYLE MILLER,
Mayor

Date introduced: _February 26, 2025__
Date advertised: _March 9, 2025_____
Date adopted: ___March 26, 2025____

Council Member	Ayes	Nays	Abstain	Absent
Councilwoman Carter				
Councilman Ferraino				
Councilwoman Garlic				
Councilwoman Harwell				
Councilman Johnson				
Councilman Lange				
Councilperson Miller				
Councilwoman Miller				
Council President Fleming				
Mayor Miller				

CERTIFICATION OF INTRODUCTION

I, Cassidy L. Swanson, hereby certify that the foregoing Ordinance 2424-25 was introduced by the City Council, of the City of Woodbury, in the County of Gloucester and State of New Jersey at a regular business meeting held on **February 26, 2025** at City Hall 33 Delaware Street, Woodbury, New Jersey 08096.

_____
Cassidy L. Swanson,
City Clerk

Council Member	Ayes	Nays	Abstain	Absent
Councilwoman Carter				
Councilman Ferraino				
Councilwoman Garlic				
Councilwoman Harwell				
Councilman Johnson				
Councilman Lange				
Councilperson Miller				
Councilwoman Miller				
Council President Fleming				
Mayor Miller				

CERTIFICATION OF ADOPTION

I, Cassidy L. Swanson, hereby certify that the foregoing Ordinance 2424-25 was adopted after public hearing by the City Council, of the City of Woodbury, in the County of Gloucester and State of New Jersey at a regular business meeting held on **March 26, 2025** at City Hall 33 Delaware Street, Woodbury, New Jersey 08096.

_____
Cassidy L. Swanson,
City Clerk

CITY OF WOODBURY, NEW JERSEY

ORDINANCE NO. 2425 -25

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF WOODBURY, COUNTY OF GLOUCESTER, NEW JERSEY, AUTHORIZING THE EXECUTION OF A PARKING EASEMENT WITH KENNEDY PROPERTY CORP. ON PROPERTIES IDENTIFIED AS BLOCK 107, LOT 4; BLOCK 114, LOT 4; AND BLOCK 115, LOT 22.02 IN EXCHANGE FOR ITS RELEASE OF A DEED RESTRICTION AND REVERTER RIGHTS RELATED TO BLOCK 75 LOT 7.

WHEREAS, the City of Woodbury ("City") is empowered, pursuant to the provisions of the Local Redevelopment and Housing Law, as amended and supplemented, N.J.S.A. 40A:12A-1 *et seq*. ("the Redevelopment Law"), to declare certain properties located within the City as areas in need of redevelopment, and to adopt and implement redevelopment plans, and carry out redevelopment projects; and

WHEREAS, pursuant to N.J.S.A. 40A:12A-4, a municipality may designate a redevelopment entity for purposes of undertaking municipal redevelopment efforts, as prescribed in the Redevelopment Law, or may execute those responsibilities directly as a City; and

WHEREAS, the City has elected to directly act as the redevelopment entity, through the Woodbury City Council ("the Council"), for purposes of redevelopment matters; and

WHEREASA, the City has designated the Downtown Business District located on Broad Street as an area in need of redevelopment pursuant to N.J.S.A. 40A:12A-1 et. seq. (the "Redevelopment Area"); and

WHEREAS, the City has also adopted via ordinance a Redevelopment Plan for the Downtown Business District dated May 24, 2010 (the "Redevelopment Plan"). Located within the area designated as an area in need of redevelopment are Block 75, Lots 3.01, 3.02, 4, 5, 7, 13, 15, 27.01, 32, 33 & 35, owned by the City, as well as adjacent properties which include 101 S. Broad (Block 75, Lot 17), 117 S. Broad St (Block 75, Lot 14) and 41 W. Centre St. (Block 75, Lot 31) and the common drive way referred to as Ross Run (collectively referred to as the "Property"), consisting of approximately One Hundred Fifty Thousand (150,000) Square Feet as more or less ("Project Area"); and

WHEREAS, the Redevelopment Area and Redevelopment Plan also include properties identified on the Tax Map of the City as Block 107, Lot 4; Block 114, Lot 4; and Block 115, Lot 22.02; and

WHEREAS, the City has entered into a Redevelopment Agreement with Woodbury Redevelopment Holdings, LLC ("Redeveloper") for the redevelopment of the Project Area; and

WHEREAS, the City is the owner of Block 75, Lot 7 located within the Project Area, which lot was conveyed to it with a restriction as to the use of the property and the right of reverter to the owner of Block 75, Lot 6 in the event Lot 7 was no longer used for a parking lot; and

WHEREAS, Kennedy Property Corp. ("Kennedy") is the owner of Block 75, Lot 6, which lot is located adjacent to the Project Area; and

WHEREAS, the City has requested that Kennedy release its rights to Block 75, Lot 7, including the restriction on the use of the property and reverter, and to permit the City to stop using Block 75, Lot 7 as a parking lot and to convey it to the Redeveloper, or any other party, without the deed restriction or reverter; and

WHEREAS, the City is the owner of Block 107, Lot 4; Block 115, Lot 22.02; and Block 114, Lot 4 on which it operates parking lots, and it is willing to grant a parking easement to Kennedy on such lots in exchange for the release of the rights Kennedy holds on Block 75, Lot 7; and

WHEREAS, Redevelopment Law, N.J.S.A. 40A:12-8(g), permits a municipality acting as a redevelopment entity to convey land, or an interest in land, to any other party, for the purpose of advancing the Redevelopment Plan, without public bidding; and

WHEREAS, in executing the parking easement the City is acting in accordance with "Local Redevelopment and Housing Law."

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of Woodbury, County of Gloucester, New Jersey, pursuant to the Local Redevelopment and Housing Law, that:

Section One: The City is hereby authorized to execute the attached Parking and Access Easement with Kennedy over property identified as Block 107, Lot 4; Block 115, Lot 22.02; and Block 114, Lot 4 contingent upon Kennedy executing a Release of Deed Restriction and Right of Reverter and delivering the same to the City.

Section Two: The Mayor, Clerk, Business Administrator and other City Representatives authorized to do so by law are authorized to execute all documents necessary in the fulfillment of this Ordinance, including the Parking and Access Easement attached hereto.

Section Three: Any and all Ordinances inconsistent with the terms of this Ordinance are hereby repealed to the extent of any such inconsistencies.

Section Four: In the event that any clause, section, paragraph or sentence of this Ordinance is deemed to be invalid or unenforceable for any reason, then the City Council hereby declares its intent that the balance of the Ordinance not affected by said invalidity shall remain in full force and effect to the extent that it allows the City to meet the goals of the Ordinance.

Section Five: This Ordinance shall take effect upon passage and publication according to law.

CITY OF WOODBURY

By: _____
WILLIAM H. FLEMING, JR.
President of Council

ATTEST:

_____
CASSIDY L. SWANSON,
City Clerk

Approved:

_____
KYLE MILLER,
Mayor

Date introduced: _February 26, 2025__
Date advertised: _March 9, 2025_____
Date adopted: ___March 26, 2025____

Council Member	Ayes	Nays	Abstain	Absent
Councilwoman Carter				
Councilman Ferraino				
Councilwoman Garlic				
Councilwoman Harwell				
Councilman Johnson				
Councilman Lange				
Councilperson Miller				
Councilwoman Miller				
Council President Fleming				
Mayor Miller				

CERTIFICATION OF INTRODUCTION

I, Cassidy L. Swanson, hereby certify that the foregoing Ordinance 2425-25 was introduced by the City Council, of the City of Woodbury, in the County of Gloucester and State of New Jersey at a regular business meeting held on **February 26, 2025** at City Hall 33 Delaware Street, Woodbury, New Jersey 08096.

_____
Cassidy L. Swanson,
City Clerk

Council Member	Ayes	Nays	Abstain	Absent
Councilwoman Carter				
Councilman Ferraino				
Councilwoman Garlic				
Councilwoman Harwell				
Councilman Johnson				
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Council President Fleming				
Mayor Miller				

CERTIFICATION OF ADOPTION

I, Cassidy L. Swanson, hereby certify that the foregoing Ordinance 2425-25 was adopted after public hearing by the City Council, of the City of Woodbury, in the County of Gloucester and State of New Jersey at a regular business meeting held on **March 26, 2025** at City Hall 33 Delaware Street, Woodbury, New Jersey 08096.

_____
Cassidy L. Swanson,
City Clerk

CITY OF WOODBURY, NEW JERSEY

ORDINANCE NO. 2426-25

BOND ORDINANCE AUTHORIZING THE COMPLETION OF VARIOUS CAPITAL IMPROVEMENTS AND THE ACQUISITION OF VARIOUS CAPITAL EQUIPMENT IN AND FOR THE CITY OF WOODBURY, COUNTY OF GLOUCESTER, NEW JERSEY; APPROPRIATING THE SUM OF $1,162,800 THEREFOR; AUTHORIZING THE ISSUANCE OF GENERAL OBLIGATION BONDS OR BOND ANTICIPATION NOTES OF THE CITY OF WOODBURY, COUNTY OF GLOUCESTER, NEW JERSEY IN THE AGGREGATE PRINCIPAL AMOUNT OF UP TO $1,104,660; MAKING CERTAIN DETERMINATIONS AND COVENANTS; AND AUTHORIZING CERTAIN RELATED ACTIONS IN CONNECTION WITH THE FOREGOING

BE IT ORDAINED by the City Council of the City of Woodbury, County of Gloucester, New Jersey (not less than two-thirds of all the members thereof affirmatively concurring), pursuant to the provisions of the Local Bond Law, Chapter 169 of the Laws of 1960 of the State of New Jersey, as amended and supplemented ("Local Bond Law"), as follows:

Section 1. The purposes described in Section 7 hereof are hereby authorized as general improvements to be made or acquired by the City of Woodbury, County of Gloucester, New Jersey ("City").

Section 2. It is hereby found, determined and declared as follows:

(a) the estimated amount to be raised by the City from all sources for the purposes stated in Section 7 hereof is $1,162,800; and

(b) the estimated amount of bonds or bond anticipation notes to be issued for the purposes stated in Section 7 hereof is $1,104,660.

(c) a down payment in the amount of $58,140 for the purposes stated in Section 7 hereof is currently available in accordance with the requirements of Section 11 of the Local Bond Law, *N.J.S.A.* 40A:2-11.

Section 3. The sum of $1,104,660, to be raised by the issuance of bonds or bond anticipation notes, together with the sum of $58,140, which represents the required down payment, are hereby appropriated for the purposes stated in this bond ordinance ("Bond Ordinance").

Section 4. The issuance of negotiable bonds of the City in an amount not to exceed $1,104,660 to finance the costs of the purposes described in Section 7 hereof is hereby authorized. Said bonds shall be sold in accordance with the requirements of the Local Bond Law.

Section 5. In order to temporarily finance the purposes described in Section 7 hereof, the issuance of bond anticipation notes of the City in an amount not to exceed $1,104,660, is hereby authorized. Pursuant to the Local Bond Law, the Chief Financial Officer is hereby authorized to sell part or all of the bond anticipation notes from time to time at public or private sale and to deliver the same to the purchasers thereof upon receipt of payment of the purchase price plus accrued interest from their date to delivery thereof. The Chief Financial Officer is hereby directed to report in writing to the governing body at the meeting next succeeding the date when any sale or delivery of the bond anticipation notes pursuant to this Bond Ordinance is made. Such report must include the amount, the description, the interest rate and the maturity schedule of the bond anticipation notes sold, the price obtained and the name of the purchaser.

Section 6. The amount of the proceeds of the obligations authorized by this Bond Ordinance which may be used for the payment of interest on such obligations, accounting, engineering, legal fees and other items as provided in Section 20 of the Local Bond Law, *N.J.S.A.* 40A:2-20, shall not exceed the sum of $232,000.

Section 7. The improvements hereby authorized and the purposes for which said obligations are to be issued; the estimated costs of each said purpose; the amount of down payment for each said purpose; the maximum amount obligations to be issued for each said purpose and the period of usefulness of each said purpose within the limitations of the Local Bond Law are as follows:

	Purpose/Improvement	Estimated Total Cost	Down Payment	Amount of Obligations	Period of Usefulness
A.	Acquisition of Bus, together with the acquisition of all materials and equipment and completion of all work necessary therefor or related thereto	$72,800	$3,640	69,160	5 years
B.	Acquisition of Lift Truck for City Garage, together with the acquisition of all materials and equipment and completion of all work necessary therefor or related thereto	25,000	1,250	23,750	10 years
C.	Acquisition, installation and replacement of Underground Storage Tanks , together with the acquisition of all materials and equipment and completion of all work necessary therefor or related thereto	625,000	31,250	593,750	15 years
D.	Acquisition of Asphalt Roller with Trailer for Public Works Department, together with the acquisition of all materials and equipment and completion of all work necessary therefor or related thereto	100,000	5,000	95,000	10 years
E.	Repaving of Various Streets, together with the acquisition of all materials and equipment and completion of all work necessary therefor or related thereto	300,000	15,000	285,000	10 years

	Purpose/Improvement	Estimated Total Cost	Down Payment	Amount of Obligations	Period of Usefulness
F.	Acquisition of License Plate Readers for Police Department, together with the acquisition of all materials and equipment and completion of all work necessary therefor or related thereto	40,000	2,000	38,000	7 years
	TOTAL	**$1,162,800**	**$58,140**	**$1,104,660**	

Section 8. The average period of useful life of the several purposes for the financing of which this Bond Ordinance authorizes the issuance of bonds or bond anticipation notes, taking into consideration the respective amounts of bonds or bond anticipation notes authorized for said several purposes, is not less than 12.27 years

Section 9. Grants or other monies received from any governmental entity, if any, will be applied to the payment of, or repayment of obligations issued to finance, the costs of the purposes described in Section 7 above.

Section 10. The supplemental debt statement provided for in Section 10 of the Local Bond Law, *N.J.S.A.* 40A:2-10, was duly filed in the office of the Clerk prior to the passage of this Bond Ordinance on first reading and a complete executed duplicate original thereof has been filed in the Office of the Director of the Division of Local Government Services in the Department of Community Affairs of the State of New Jersey. The supplemental debt statement shows that the gross debt of the City, as defined in Section 43 of the Local Bond Law, *N.J.S.A.* 40A:2-43, is increased by this Bond Ordinance by $1,104,660.

Section 11. The full faith and credit of the City are irrevocably pledged to the punctual payment of the principal of and interest on the bonds or bond anticipation notes authorized by this Bond Ordinance and, to the extent payment is not otherwise provided, the City shall levy *ad valorem* taxes on all taxable real property without limitation as to rate or amount for the payment thereof.

Section 12. The applicable Capital Budget is hereby amended to conform with the provisions of this Bond Ordinance to the extent of any inconsistency therewith, and the resolution promulgated by the Local Finance Board showing full detail of the amended Capital Budget and Capital Program as approved by the Director of the Division of Local Government Services, is on file with the Clerk and available for inspection.

Section 13. The City hereby declares its intent to reimburse itself from the proceed of the bonds or bond anticipation notes authorized by this Bond Ordinance pursuant to Income Tax Regulation Section 1.150-2(e), promulgated under the Internal Revenue Code of 1986, as amended ("Code") for "original expenditures", as defined in Income Tax Regulation Section 1.150-2(c)(2), made by the City prior to the issuance of such bonds or bond anticipation notes.

Section 14. The City hereby covenants as follows:

(a) it shall take all actions necessary to ensure that the interest paid on the bonds or bond anticipation notes is exempt from the gross income of the owners

thereof for federal income taxation purposed, and will not become a specific item of tax preference pursuant to Section 57(a)(5) of the Code;

(b) it will not make any use of the proceeds of the bonds or bond anticipation notes or do or suffer any other action that would cause the bonds or bond anticipation notes to be "arbitrage bonds" as such term is defined in Section 148(a) of the Code and the Regulations promulgated thereunder;

(c) it shall calculate or cause to be calculated and pay, when due, the rebatable arbitrage with respect to the "gross proceeds" (as such terms is used in Section 148(f) of the Code) of the bonds or bond anticipation notes;

(d) it shall timely file with the Ogden, Utah Service Center of the Internal Revenue Service, such information report or reports as may be required by Sections 148(f) and 149(e) of the Code; and

(e) it shall take no action that would cause the bonds or bond anticipation notes to be "federally guaranteed" within the meaning of Section 149(b) of the Code.

Section 15. The improvements authorized hereby are not current expenses and are improvements that the City may lawfully make. No part of the cost of the improvements authorized hereby has been or shall be specially assessed on any property specially benefited thereby.

Section 16. All ordinances, or parts of ordinances, inconsistent herewith are hereby repealed to the extent of such inconsistency.

Section 17. In accordance with the Local Bond Law, this Bond Ordinance shall take effect twenty (20) days after the first publication thereof after final passage.

CITY OF WOODBURY

By: _____
WILLIAM H. FLEMING JR.,
President of Council

ATTEST:

_____
CASSIDY L. SWANSON,
City Clerk

Approved:

_____
KYLE MILLER,
Mayor

Date introduced: February 26, 2025
Date advertised: March 7, 2025
Date adopted: March 26, 2025

Council Member	Ayes	Nays	Abstain	Absent
Councilwoman Carter				
Councilman Ferraino				
Councilwoman Garlic				
Councilwoman Harwell				
Councilman Johnson				
Councilman Lange				
Councilperson Miller				
Councilwoman Miller				
Council President Fleming				
Mayor Miller				

CERTIFICATION OF INTRODUCTION

I, Cassidy L. Swanson, hereby certify that the foregoing Ordinance 2426-25 was introduced by the City Council, of the City of Woodbury, in the County of Gloucester and State of New Jersey at a regular business meeting held on **February 26, 2025** at City Hall 33 Delaware Street, Woodbury, New Jersey 08096.

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Cassidy L. Swanson,
City Clerk

Council Member	Ayes	Nays	Abstain	Absent
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Cassidy L. Swanson,
City Clerk

CITY OF WOODBURY, NEW JERSEY

ORDINANCE NO. 2427-25

BOND ORDINANCE AUTHORIZING THE ACQUISITION OF VARIOUS CAPITAL EQUIPMENT AND THE COMPLETION OF VARIOUS IMPROVEMENTS FOR THE WATER AND SEWER UTILITY IN THE CITY OF WOODBURY, COUNTY OF GLOUCESTER, NEW JERSEY; APPROPRIATING THE SUM OF $1,050,000 THEREFOR; AUTHORIZING THE ISSUANCE OF GENERAL OBLIGATION BONDS OR BOND ANTICIPATION NOTES OF THE CITY OF WOODBURY, COUNTY OF GLOUCESTER, NEW JERSEY IN THE AGGREGATE PRINCIPAL AMOUNT OF UP TO $1,050,000; MAKING CERTAIN DETERMINATIONS AND COVENANTS; AND AUTHORIZING CERTAIN RELATED ACTIONS IN CONNECTION WITH THE FOREGOING

BE IT ORDAINED by the City Council of the City of Woodbury, County of Gloucester, New Jersey (not less than two-thirds of all the members thereof affirmatively concurring), pursuant to the provisions of the Local Bond Law, Chapter 169 of the Laws of 1960 of the State of New Jersey, as amended and supplemented ("Local Bond Law"), as follows:

Section 1. The purposes described in Section 7 hereof are hereby authorized as general improvements to be made or acquired by the City of Woodbury, County of Gloucester, New Jersey ("City").

Section 2. It is hereby found, determined and declared as follows:

(a) the estimated amount to be raised by the City from all sources for the purposes stated in Section 7 hereof is $1,050,000;

(b) the estimated amount of bonds or bond anticipation notes to be issued for the purposes stated in Section 7 hereof is $1,050,000; and

Section 3. The sum of $1,050,000, to be raised by the issuance of bonds or bond anticipation notes, is hereby appropriated for the purposes stated in this bond ordinance ("Bond Ordinance").

Section 4. The issuance of negotiable bonds of the City in an amount not to exceed $1,050,000 to finance the costs of the purposes described in Section 7 hereof is hereby authorized. Said bonds shall be sold in accordance with the requirements of the Local Bond Law.

Section 5. In order to temporarily finance the purposes described in Section 7

hereof, the issuance of bond anticipation notes of the City in an amount not to exceed $1,050,000, is hereby authorized. Pursuant to the Local Bond Law, the Chief Financial Officer is hereby authorized to sell part or all of the bond anticipation notes from time to time at public or private sale and to deliver the same to the purchasers thereof upon receipt of payment of the purchase price plus accrued interest from their date to delivery thereof. The Chief Financial Officer is hereby directed to report in writing to the governing body at the meeting next succeeding the date when any sale or delivery of the bond anticipation notes pursuant to this Bond Ordinance is made. Such report must include the amount, the description, the interest rate and the maturity schedule of the bond anticipation notes sold, the price obtained and the name of the purchaser.

Section 6. The amount of the proceeds of the obligations authorized by this Bond Ordinance which may be used for the payment of interest on such obligations, accounting, engineering, legal fees and other items as provided in Section 20 of the Local Bond Law, *N.J.S.A.* 40A:2-20, shall not exceed the sum of $210,000.

Section 7. The improvements hereby authorized and the purposes for which said obligations are to be issued; the estimated costs of each said purpose; the amount of down payment for each said purpose; the maximum amount obligations to be issued for each said purpose and the period of usefulness of each said purpose within the limitations of the Local Bond Law are as follows:

	Purpose/Improvement	Estimated Total Cost	Down Payment	Amount of Obligations	Period of Usefulness
A.	Rehabilitation of Various Water Mains and Valves, together with the acquisition of all materials and equipment and completion of all work necessary therefor or related thereto	$250,000	$0	$250,000	40 years
B.	Sanitary Sewer Lining and Manhole Rehabilitation, together with the acquisition of all materials and equipment and completion of all work necessary therefor or related thereto	100,000	0	100,000	40 years
C.	Acquisition and Installation of Water Meters and Related Software, together with the acquisition of all materials and equipment and completion of all work necessary therefor or related thereto	700,000	0	700,000	15 years
	TOTAL	**$1,050,000**	**$0**	**$1,050,000**	

Section 8. The average period of useful life of the several purposes for the financing of which this Bond Ordinance authorizes the issuance of bonds or bond anticipation notes, taking into consideration the respective amounts of bonds or bond anticipation notes authorized for said several purposes, is not less than 23.33 years.

Section 9. Grants or other monies received from any governmental entity, if any, will be applied to the payment of, or repayment of obligations issued to finance, the costs of the purposes described in Section 7 above.

Section 10. The supplemental debt statement provided for in Section 10 of the Local Bond Law, *N.J.S.A.* 40A:2-10, was duly filed in the office of the Clerk prior to the passage of this Bond Ordinance on first reading and a complete executed duplicate original thereof has been filed in the Office of the Director of the Division of Local Government Services in the Department of Community Affairs of the State of New Jersey. The supplemental debt statement shows that the gross debt of the City, as defined in Section 43 of the Local Bond Law, *N.J.S.A.* 40A:2-43, is increased by this Bond Ordinance by $1,050,000.

Section 11. The full faith and credit of the City are irrevocably pledged to the punctual payment of the principal of and interest on the bonds or bond anticipation notes authorized by this Bond Ordinance and, to the extent payment is not otherwise provided, the City shall levy *ad valorem* taxes on all taxable real property without limitation as to rate or amount for the payment thereof.

Section 12. The applicable Capital Budget is hereby amended to conform with the provisions of this Bond Ordinance to the extent of any inconsistency therewith, and the resolution promulgated by the Local Finance Board showing full detail of the amended Capital Budget and Capital Program as approved by the Director of the Division of Local Government Services, is on file with the Clerk and available for inspection.

Section 13. The City hereby declares its intent to reimburse itself from the proceed of the bonds or bond anticipation notes authorized by this Bond Ordinance pursuant to Income Tax Regulation Section 1.150-2(e), promulgated under the Internal Revenue Code of 1986, as amended ("Code") for "original expenditures", as defined in Income Tax Regulation Section 1.150-2(c)(2), made by the City prior to the issuance of such bonds or bond anticipation notes.

Section 14. The City hereby covenants as follows:

(a) it shall take all actions necessary to ensure that the interest paid on the bonds or bond anticipation notes is exempt from the gross income of the owners thereof for federal income taxation purposed, and will not become a specific item of tax preference pursuant to Section 57(a)(5) of the Code;

(b) it will not make any use of the proceeds of the bonds or bond anticipation notes or do or suffer any other action that would cause the bonds or bond anticipation notes to be “arbitrage bonds” as such term is defined in Section 148(a) of the Code and the Regulations promulgated thereunder;

(c) it shall calculate or cause to be calculated and pay, when due, the rebatable arbitrage with respect to the “gross proceeds” (as such terms is used in Section 148(f) of the Code) of the bonds or bond anticipation notes;

(d) it shall timely file with the Ogden, Utah Service Center of the Internal Revenue Service, such information report or reports as may be required by Sections 148(f) and 149(e) of the Code; and

(e) it shall take no action that would cause the bonds or bond

anticipation notes to be “federally guaranteed” within the meaning of Section 149(b) of the Code.

Section 15. The improvements authorized hereby are not current expenses and are improvements that the City may lawfully make. No part of the cost of the improvements authorized hereby has been or shall be specially assessed on any property specially benefited thereby.

Section 16. All ordinances, or parts of ordinances, inconsistent herewith are hereby repealed to the extent of such inconsistency.

Section 17. In accordance with the Local Bond Law, this Bond Ordinance shall take effect twenty (20) days after the first publication thereof after final passage.

CITY OF WOODBURY

By: _____
WILLIAM H. FLEMING JR.,
President of Council

ATTEST:

_____
CASSIDY L. SWANSON,
City Clerk

Approved:

_____
KYLE MILLER,
Mayor

Date introduced: _February 26, 2025__
Date advertised: _March 7, 2025_____
Date adopted: ___March 26, 2025____

Council Member	Ayes	Nays	Abstain	Absent
Councilwoman Carter				
Councilman Ferraino				
Councilwoman Garlic				
Councilwoman Harwell				
Councilman Johnson				
Councilman Lange				
Councilperson Miller				
Councilwoman Miller				
Council President Fleming				
Mayor Miller				

CERTIFICATION OF INTRODUCTION

I, Cassidy L. Swanson, hereby certify that the foregoing Ordinance 2427-25 was introduced by the City Council, of the City of Woodbury, in the County of Gloucester and State of New Jersey at a regular business meeting held on **February 26, 2025** at City Hall 33 Delaware Street, Woodbury, New Jersey 08096.

_____
Cassidy L. Swanson,
City Clerk

Council Member	Ayes	Nays	Abstain	Absent
Councilwoman Carter				
Councilman Ferraino				
Councilwoman Garlic				
Councilwoman Harwell				
Councilman Johnson				
Councilman Lange				
Councilperson Miller				
Councilwoman Miller				
Council President Fleming				
Mayor Miller				

CERTIFICATION OF ADOPTION

I, Cassidy L. Swanson, hereby certify that the foregoing Ordinance 2427-25 was adopted after public hearing by the City Council, of the City of Woodbury, in the County of Gloucester and State of New Jersey at a regular business meeting held on **March 26, 2025** at City Hall 33 Delaware Street, Woodbury, New Jersey 08096.

_____
Cassidy L. Swanson,
City Clerk

ORDINANCE NO. 2428-25

AN ORDINANCE AMENDING CHAPTER 106, HOUSING STANDARDS, ARTICLE I, IN GENERAL LEAD-BASED PAINT HAZARD INSPECTION FREQUENCY REQUIREMENTS; SINGLE-FAMILY, TWO-FAMILY AND MULTIPLE RENTAL DWELLINGS, SECTION 17(B)(1), (2) & (3) OF THE CODE BOOK OF THE CITY OF WOODBURY

BE IT ORDAINED by the Mayor and Council of the City of Woodbury, County of Gloucester, State of New Jersey, that Chapter 106, Housing Standards, Article I, in General Lead-Based Paint Hazard Inspection Frequency Requirements; Single-family, two-family and multiple rental dwellings, Section 17(B)(1), (2) and (3) are hereby amended as follows:

Section 1.

B. The following is required in regard to lead-based paint hazard inspections for single-family, two-family and multiple rental dwellings:

(1) The Housing Officer and/or the Lead Evaluation Contractor shall inspect every single-family, two-family, and multiple rental dwelling located within the City at tenant turnover for lead-based paint hazards or by July 22, 2024, whichever is earlier. Thereafter, all such units shall be inspected for lead-based paint hazards the earlier of three years or upon tenant turnover, except that an inspection upon tenant turnover shall not be required if the owner has a valid lead-safe certification pursuant to this section.

(2) The City shall charge the dwelling owner or landlord a fee sufficient to cover the cost of the inspection as may be set from time to time by the City.

(a) The fee for inspection shall be at $265.00 which includes the following fee breakdown:

i. Lead-based paint hazard inspection fee of $225.00

ii. Fee imposed by the State and set forth in Subsection G herein, a $20.00 fee.

iii. City of Woodbury administrative fee of $20.00

(b) The City of Woodbury is authorized to contract with a private Entity (I.e. a Lead Evaluation Contractor) and to set the compensation to be paid by a dwelling owner or landlord directly to the private entity, pursuant to the Local Public Contracts Law, N.J.S.A. 40A:11-1 et seq., to assist the municipality in the implementation and administration of the lead-based paint hazard inspections program for single-family, two-family and multiple dwellings as permitted.

(3) A dwelling owner or landlord may directly hire a Lead Evaluation Contractor who is certified by the New Jersey Department of Health to

provide lead paint inspection services to satisfy the requirements of Paragraph B(1) of this section.

(a) If a Lead Evaluation Contractor and/or Inspector has been hired and paid by the dwelling owner or landlord, a $20.00 administrative fee shall be paid to the City of Woodbury as required and pursuant to N.J.S.A. 52:27D-437.16. The dwelling owner or landlord must work out the payment of this $20.00 administrative fee to the City with either the Lead Evaluation Contractor or Inspector remitting payment to the City of Woodbury or the dwelling owner or landlord remitting the payment of the $20.00 administrative fee to the City of Woodbury.

(b) The City may prohibit a dwelling owner or landlord from hiring a private Lead Evaluation Contractor and instead authorize an inspection to be conducted by the City's Lead Evaluation Inspector in situations where the dwelling owner or landlord have failed to have an inspection performed.

(c) If the initial lead-based paint swipe test inspection fails, meaning the results come back from the lab and the area(s) sampled are positive with lead, then the dwelling owner or landlord must adhere to N.J.S.A. 52:27D-437.16 guidance to remedy the positive test results and work with the Lead Evaluation Contractor who performed the initial inspection directly and to pay for and have the Lead Evaluation Contractor come back out to perform a reinspection(s) until a lead-safe certification is issued to the dwelling owner or landlord.

Section 2. Severability:

Each section, subsection, sentence, clause and phrase of this Ordinance is declared to be an independent section, subsection, sentence, clause and phrase, and the finding or holding of any such portion of this Ordinance to be unconstitutional, void, or ineffective for any cause, or reason, shall not affect any other portion of this Ordinance.

Section 3. Repealer:

All Ordinances or parts of Ordinances inconsistent with this Ordinance are hereby repealed to the extent of such inconsistencies.

BE IT FURTHER ORDAINED that this Ordinance shall take effect immediately upon final passage and publication as required by law.

CITY OF WOODBURY

By: _____
WILLIAM H. FLEMING JR.,
President of Council

ATTEST:

_____
CASSIDY L. SWANSON,
City Clerk

Approved:

_____
KYLE MILLER,
Mayor

Date introduced: __March 26, 2025__
Date advertised: _____
Date adopted: _____

Council Member	Ayes	Nays	Abstain	Absent
Councilwoman Carter				
Councilman Ferraino				
Councilwoman Garlic				
Councilwoman Harwell				
Councilman Johnson				
Councilman Lange				
Councilwoman Miller				
Councilperson Miller				
Council President Fleming				
Mayor Miller				

CERTIFICATION OF INTRODUCTION

I, Cassidy L. Swanson, hereby certify that the foregoing Ordinance 2428-25 was introduced by the City Council, of the City of Woodbury, in the County of Gloucester and State of New Jersey at a regular business meeting held on **March 26, 2025,** at City Hall 33 Delaware Street, Woodbury, New Jersey 08096.

_____
Cassidy L. Swanson,
City Clerk

Council Member	Ayes	Nays	Abstain	Absent
Councilwoman Carter				
Councilman Ferraino				
Councilwoman Garlic				
Councilwoman Harwell				
Councilman Johnson				
Councilman Lange				
Councilwoman Miller				
Councilperson Miller				
Council President Fleming				
Mayor Miller				

CERTIFICATION OF ADOPTION

I, Cassidy L. Swanson, hereby certify that the foregoing Ordinance 2528-25 was adopted after public hearing by the City Council, of the City of Woodbury, in the County of Gloucester and State of New Jersey at a regular business meeting held on **April 9, 2025** at City Hall 33 Delaware Street, Woodbury, New Jersey 08096.

_____

Cassidy L. Swanson,
City Clerk

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RESOLUTION NO. 25-60

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY APPROVING THE BOUNDARY EXPANSION FOR THE SOUTH WOODBURY NEIGHBORHOOD PRESERVATION PROGRAM

WHEREAS, via Resolution 19-173, the City Council approved the Neighborhood Preservation Program boundaries as defined in the Neighborhood Preservation Program Dashboard and Neighborhood Preservation Program Implementation Plan; and

WHEREAS, via Resolution 21-62, the City Council approved an expansion of the Neighborhood Preservation Program boundaries as defined in Resolution 19-173; and

WHEREAS, via Resolution 21-114, the City Council approved an expansion of the Neighborhood Preservation Program boundaries as defined in Resolution 19-173 and Resolution 21-62; and

WHEREAS, the New Jersey Department of Community Affairs (NJDCA) allowed submission of boundary expansion; and

WHEREAS, NJDCA has approved new boundaries for the South Woodbury Neighborhood Preservation Program District.

NOW, THEREFORE, BE IT RESOLVED, that the City Council of the City of Woodbury does hereby authorize the expansion of the South Woodbury Neighborhood Preservation Program District boundaries as approved by the NJDCA on March 4, 2025 and as defined in the Exhibit A.

ADOPTED at this regular meeting **of** the Mayor and City Council of the City of Woodbury on March 26, 2025.

CITY OF WOODBURY

By: _____
WILLIAM H. FLEMING JR.,
President of Council

ATTEST:

_____
CASSIDY L. SWANSON,
City Clerk

Council Member	Ayes	Nays	Abstain	Absent
Councilwoman Carter				
Councilman Ferraino				
Councilwoman Garlic				
Councilwoman Harwell				
Councilman Johnson				
Councilman Lange				
Councilperson Miller				
Councilwoman Miller				
Council President Fleming				
Mayor Miller				

CERTIFICATION

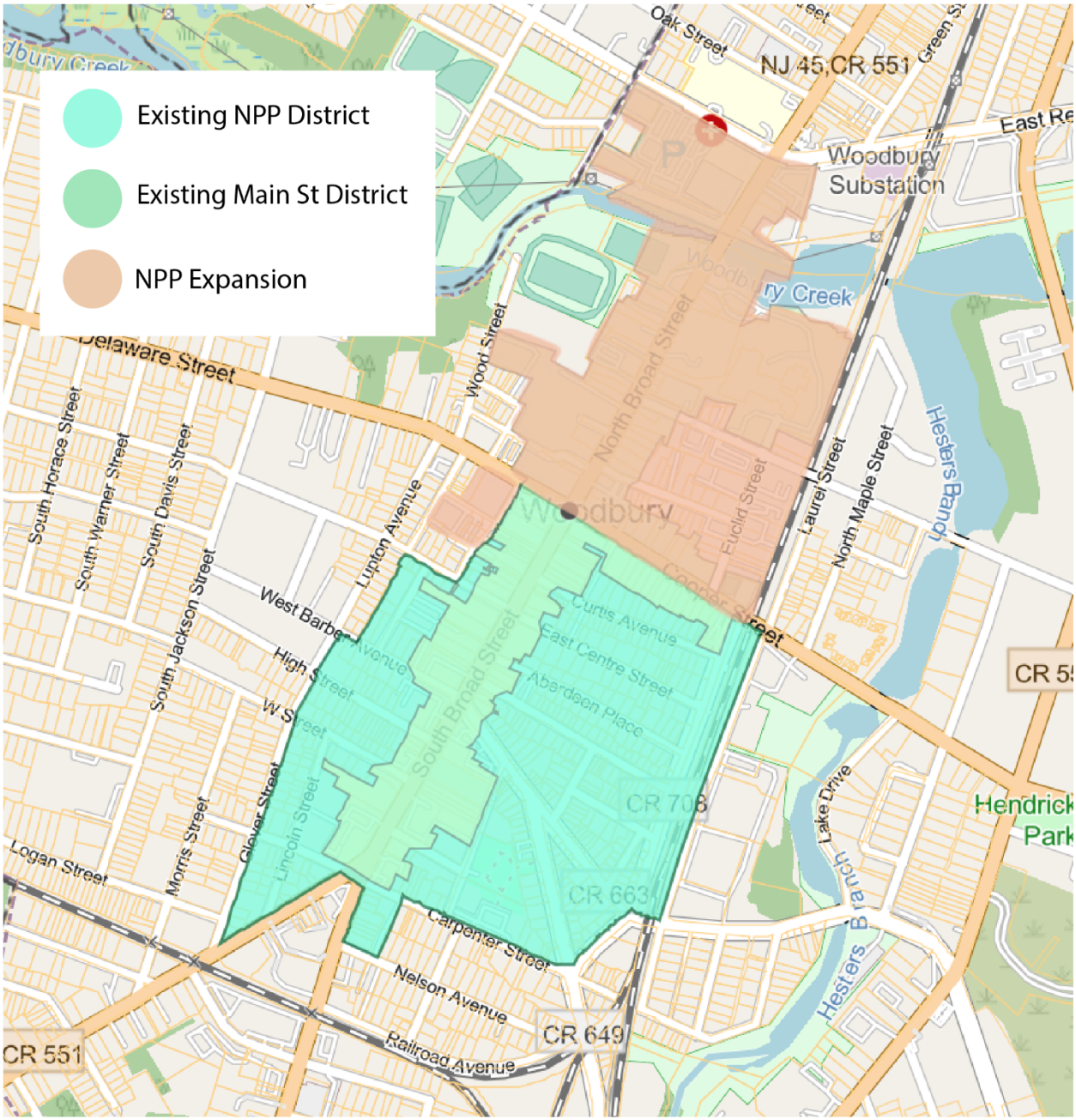
I, Cassidy L. Swanson hereby certify that the foregoing Resolution was adopted by the City Council, of the City of Woodbury, in the County of Gloucester and State of New Jersey at the meeting held on **March 26, 2025** at City Hall, 33 Delaware Street, Woodbury, New Jersey 08096.

_____

Cassidy L. Swanson,
City Clerk

RESOLUTION NO. 25-60

Exhibit A



RESOLUTION NO. 25-61

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY AUTHORIZING EXECUTION OF SHARED SERVICE AGREEMENT BY AND BETWEEN THE CITY OF WOODBURY AND THE MANTUA TOWNSHIP FIRE DISTRICT NO. 1 FOR FIRE ADMINISTRATOR SERVICES FOR THE CITY OF WOODBURY FIRE DEPARTMENT

WHEREAS, the City of Woodbury and the Township of Mantua Fire District No. 1 desire to enter into a Shared Services Agreement regarding Fire Administrator services for the City of Woodbury Fire Department; and

WHEREAS, N.J.S.A. 40a:65-1 et seq. ("Shared Services Law") specifically authorizes local government units, including counties and municipalities, to enter into Shared Services Agreements.

NOW, THEREFORE, BE IT RESOLVED by the Council of the City of Woodbury, County of Gloucester, and State of New Jersey as follows:

1. That the City Council does hereby approve and authorize the execution of a Shared Service Agreement between the City of Woodbury and the Township of Mantua Fire District No. 1 regarding Fire Administrator services for the City of Woodbury Fire Department.
2. That the Mayor, Council President and/or City Administrator be and is hereby authorized to execute the Shared Service Agreement on behalf of the City of Woodbury.
3. That the Shared Services Agreement be and is hereby subject to final review and approval by the City Solicitor.

ADOPTED at this regular meeting of the Mayor and City Council of the City of Woodbury on March 26, 2025.

CITY OF WOODBURY

By: _____
WILLIAM H. FLEMING JR.,
President of Council

ATTEST:

_____
CASSIDY L. SWANSON,
City Clerk

Council Member	Ayes	Nays	Abstain	Absent
Councilwoman Carter				
Councilman Ferraino				
Councilwoman Garlic				
Councilwoman Harwell				
Councilman Johnson				
Councilman Lange				
Councilperson Miller				
Councilwoman Miller				
Council President Fleming				
Mayor Miller				

CERTIFICATION
I, Cassidy L. Swanson hereby certify that the foregoing Resolution was adopted by the City Council, of the City of Woodbury, in the County of Gloucester and State of New Jersey at the meeting held on **March 26, 2025** at City Hall, 33 Delaware Street, Woodbury, New Jersey 08096.

_____
Cassidy L. Swanson,
City Clerk

RESOLUTION NO. 25-62

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY AUTHORIZING EXECUTION OF SHARED SERVICE AGREEMENT BY AND BETWEEN THE CITY OF WOODBURY AND THE MANTUA TOWNSHIP FIRE DISTRICT NO. 1 FOR FIRE DEPARTMENT VEHICLE MAINTENANCE SERVICES

WHEREAS, the City of Woodbury, has a need to have vehicle and small engine maintenance, repair, upfitting, and outfitting services performed on vehicles and small engines owned and operated by the Fire Department of City of Woodbury; and

WHEREAS, the Township of Mantua Fire District No. 1, through its Mechanic, can provide these services to Woodbury; and

WHEREAS, the Township of Mantua Fire District No. 1 and City of Woodbury desire to enter into this Shared Services Agreement for the Township of Mantua Fire District No. 1 to provide vehicle and small engine maintenance, repair, upfitting, and outfitting services on the vehicles and small engines owned and operated by Fire Department of City of Woodbury; and

WHEREAS, N.J.S.A. 40A:65-1 et seq. ("Shared Services Law") specifically authorizes local government units to enter into shared services agreements; and

WHEREAS, the parties to this Shared Services Agreement agree that their mutual public purposes and their best interests will be promoted by the execution and delivery of this Agreement pursuant to the powers conferred by the Shared Services Law.

NOW, THEREFORE, BE IT RESOLVED by the Council of the City of Woodbury, County of Gloucester, and State of New Jersey as follows:

1. That the City Council does hereby approve and authorize the execution of a Shared Service Agreement between the City of Woodbury and the Township of Mantua Fire District No. 1 regarding

Fire Department Vehicle Maintenance services for the City of Woodbury.

2. That the Mayor and/or City Administrator be and is hereby authorized to execute the Shared Service Agreement on behalf of the City of Woodbury.
3. That the Shared Services Agreement be and is hereby subject to final review and approval by the City Solicitor.

ADOPTED at this regular meeting of the Mayor and City Council of the City of Woodbury on March 26, 2025.

CITY OF WOODBURY

By: _____
WILLIAM H. FLEMING JR.,
President of Council

ATTEST:

_____
CASSIDY L. SWANSON,
City Clerk

Council Member	Ayes	Nays	Abstain	Absent
Councilwoman Carter				
Councilman Ferraino				
Councilwoman Garlic				
Councilwoman Harwell				
Councilman Johnson				
Councilman Lange				
Councilperson Miller				
Councilwoman Miller				
Council President Fleming				
Mayor Miller				

CERTIFICATION

I, Cassidy L. Swanson hereby certify that the foregoing Resolution was adopted by the City Council, of the City of Woodbury, in the County of Gloucester and State of New Jersey at the meeting held on **March 26, 2025** at City Hall, 33 Delaware Street, Woodbury, New Jersey 08096.

_____

Cassidy L. Swanson,
City Clerk

RESOLUTION NO. 25-63

RESOLUTION OF THE CITY OF COUNCIL OF THE CITY OF WOODBURY IMPOSING LIEN(S) FOR PROPERTY MAINTENANCE PURSUANT TO MUNICIPALITY CODE §162-4

WHEREAS, the property owner(s) on the attached exhibit failed to maintain to their properties as required by the Code of the City of Woodbury; and

WHEREAS, following written (10) days notices, the property owners failed to alleviate the maintenance issues; and

WHEREAS, the City of Woodbury, was forced to utilize City labor, equipment and supplies and performed the required maintenance on the property; and

WHEREAS, pursuant to Woodbury Municipal Code, §162-4 the City Official in charge of performing such services has certified to City Council the cost of performing such maintenance as set forth in the attached exhibit; and

WHEREAS, the City Council has examined the certificates and found same correct.

NOW, THEREFORE, BE IT RESOLVED, that the sums set forth on the attached exhibit shall forthwith be charged as liens upon the property as set forth on the attached exhibit and shall be added to and become and form part of the taxes next to be assessed and levied upon such dwellings and lands and shall bear interest at the same rates as taxes and shall be collected and enforced by the same officers and in the same manner as taxes.

ADOPTED at this regular meeting of the Mayor and City Council of the City of Woodbury on March 26, 2025.

CITY OF WOODBURY

By: _____
WILLIAM H. FLEMING JR.,
President of Council

ATTEST:

_____
CASSIDY L. SWANSON,
City Clerk

Council Member	Ayes	Nays	Abstain	Absent
Councilwoman Carter				
Councilman Ferraino				
Councilwoman Garlic				
Councilwoman Harwell				
Councilman Johnson				
Councilman Lange				
Councilperson Miller				
Councilwoman Miller				
Council President Fleming				
Mayor Miller				

CERTIFICATION
I, Cassidy L. Swanson hereby certify that the foregoing Resolution was adopted by the City Council, of the City of Woodbury, in the County of Gloucester and State of New Jersey at the meeting held on **March 26, 2025** at City Hall, 33 Delaware Street, Woodbury, New Jersey 08096.

_____
Cassidy L. Swanson,
City Clerk

Exhibit A

CITY OF WOODBURY					03/26/2025	
BOARD UP & CLEAN UP/PROPERTY LIENS						
BLOCK	**LOT**	**ADDRESS**	**OWNER NAME**	**TOTAL**	**BILLED ORIGINALLY**	**REASON**
75.01	1	68 W. Barber Ave.	John Marinnee	667.01	03/06/2025	BOARD UP PROPERTY
TOTAL				667.01		

RESOLUTION NO. 25-64

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY AUTHORIZING THE EXECUTION OF AN EMERGENCY REPAIR CONTRACT WITH ROOT 24, INC. FOR THE REPAIR OF TWO COLLAPSED PORTIONS OF SANITARY SEWER MAIN AT 608 NORTH BROAD STREET

WHEREAS, emergency repairs were needed for two collapsed portions of sanitary sewer main at 608 North Broad Street; and

WHEREAS, the emergency condition falls under the jurisdiction of the Water and Sewer Utility within the Public Works Department; and

WHEREAS, the Manager of the Public Works Department has determined that the condition constitutes an emergency affecting the immediate health, safety, and welfare of the public requiring the immediate delivery of goods and services; and

WHEREAS, the scope of the necessary emergency repairs are beyond the scope of the City's in house repair capabilities; and

WHEREAS, the Manager of the Public Works Department pursuant to N.J.S.A. 40A:11-6 notified the City Administrator and CFO of the existence of the emergency and the need for the performance of a contract to address the emergency situation, which notification was reduced to writing and filed with the Administrator, CFO and purchasing agent pursuant to the provisions of the Local Public Contracts Law and the procedures established by the City of Woodbury; and

WHEREAS, the Public Works Director has requested the award of an emergency contract to Root 24, Inc. on an emergency basis pursuant to N.J.S.A. 40A:11-6 and the policies and procedures established by the City of Woodbury for repairs to water value in the amount of $29,825.00; and

WHEREAS, said work to be completed is designed to address only the extent of the emergency and could not have been anticipated.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and City Council of the City of Woodbury that the contract awarded to Root 24, Inc. on an emergency basis pursuant to N.J.S.A. 40A:11-6 and the policies and procedures established by the City of Woodbury for repairs to the ruptured water mains in the amount of $29,825.00, and the Mayor and/or City Administrator are hereby authorized to execute a contract consistent with the within resolution; and the CFO is hereby directed to make payment to Root 24, Inc. with the approval of the City Administrator and the Manager of the Public Works Department as to satisfactory completion of the provisions of the contracted good and services.

ADOPTED at this regular meeting of the Mayor and City Council of the City of Woodbury on March 26, 2025.

CITY OF WOODBURY

By: _____
WILLIAM H. FLEMING JR.,
President of Council

ATTEST:

_____
CASSIDY L. SWANSON,
City Clerk

Council Member	Ayes	Nays	Abstain	Absent
Councilwoman Carter				
Councilman Ferraino				
Councilwoman Garlic				
Councilwoman Harwell				
Councilman Johnson				
Councilman Lange				
Councilperson Miller				
Councilwoman Miller				
Council President Fleming				
Mayor Miller				

CERTIFICATION

I, Cassidy L. Swanson hereby certify that the foregoing Resolution was adopted by the City Council, of the City of Woodbury, in the County of Gloucester and State of New Jersey at the meeting held on **March 26, 2025** at City Hall, 33 Delaware Street, Woodbury, New Jersey 08096.

_____

Cassidy L. Swanson,
City Clerk

RESOLUTION NO. 25-65

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY AUTHORIZING THE EXECUTION OF AN EMERGENCY REPAIR CONTRACT WITH A.C. SHULTES FOR THE REPAIR OF FAILED PIPE IN WELL #9 AT 216 RAILROAD AVENUE

WHEREAS, emergency repairs were needed for a failed pipe in Well #9 at 216 Railroad Avenue; and

WHEREAS, the emergency condition falls under the jurisdiction of the Water and Sewer Utility within the Public Works Department; and

WHEREAS, the Manager of the Public Works Department has determined that the condition constitutes an emergency affecting the immediate health, safety, and welfare of the public requiring the immediate delivery of goods and services; and

WHEREAS, the scope of the necessary emergency repairs are beyond the scope of the City's in house repair capabilities; and

WHEREAS, the Manager of the Public Works Department pursuant to N.J.S.A. 40A:11-6 notified the City Administrator and CFO of the existence of the emergency and the need for the performance of a contract to address the emergency situation, which notification was reduced to writing and filed with the Administrator, CFO and purchasing agent pursuant to the provisions of the Local Public Contracts Law and the procedures established by the City of Woodbury; and

WHEREAS, the Public Works Director has requested the award of an emergency contract to A.C. Shultes on an emergency basis pursuant to N.J.S.A. 40A:11-6 and the policies and procedures established by the City of Woodbury for repairs to water value in the amount of $65,442.00; and

WHEREAS, said work to be completed is designed to address only the extent of the emergency and could not have been anticipated.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and City Council of the City of Woodbury that the contract awarded to A.C. Shultes on an emergency basis pursuant to N.J.S.A. 40A:11-6 and the policies and procedures established by the City of Woodbury for repairs to the ruptured water mains in the amount of $65,442.00, and the Mayor and/or City Administrator are hereby authorized to execute a contract consistent with the within resolution; and the CFO is hereby directed to make payment to A.C. Shultes with the approval of the City Administrator and the Manager of the Public Works Department as to satisfactory completion of the provisions of the contracted good and services.

ADOPTED at this regular meeting of the Mayor and City Council of the City of Woodbury on March 26, 2025.

CITY OF WOODBURY

By: _____
WILLIAM H. FLEMING JR.,
President of Council

ATTEST:

_____
CASSIDY L. SWANSON,
City Clerk

Council Member	Ayes	Nays	Abstain	Absent
Councilwoman Carter				
Councilman Ferraino				
Councilwoman Garlic				
Councilwoman Harwell				
Councilman Johnson				
Councilman Lange				
Councilperson Miller				
Councilwoman Miller				
Council President Fleming				
Mayor Miller				

CERTIFICATION

I, Cassidy L. Swanson hereby certify that the foregoing Resolution was adopted by the City Council, of the City of Woodbury, in the County of Gloucester and State of New Jersey at the meeting held on **March 26, 2025** at City Hall, 33 Delaware Street, Woodbury, New Jersey 08096.

_____

Cassidy L. Swanson,
City Clerk

RESOLUTION NO. 25-66

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY ADOPTING EMERGENCY TEMPORARY APPROPRIATIONS FOR THE YEAR 2025

WHEREAS, the governing body of the City of Woodbury, has previously adopted temporary budget resolution no. 25-22 and resolution no. 25-27 in order to make certain contracts and commitments and to authorize the payment of certain obligations and expenditures to properly conduct the affairs of the City from that time until the final adoption of the 2025 budget; and

WHEREAS, additional temporary appropriations are necessary for the period prior to the adoption of the budget.

WHEREAS, the provisions of Section 40A:4-20 of the Revised Statutes state that the governing body may, by resolution adopted by a 2/3 vote of the full membership thereof, make emergency temporary appropriations for any purposes for which appropriations may lawfully be made for the period between the beginning of the current fiscal year and the date of the adoption of the budget for said year; and

WHEREAS, the temporary appropriations hereinafter made and established are entirely within all limitations imposed by law.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and City Council of the City of Woodbury as follows:

1. That the sum of Five Million Eight Hundred Thirty-Three Thousand Six Hundred Three and 25/100 dollars ($5,833,603.25) is hereby appropriated to meet and pay the contracts, obligations, commitments and operating expenditures hereinafter enumerated.
2. The appropriations made hereunder shall be allotted for the following governmental operations in the following sums:

	Salaries & Wages	Other Expenses
Administration	$ 71,500.00	$ 20,000.00
Governing Body	$ 7,350.00	$ 1,000.00
Municipal Clerk's Office	$ 15,700.00	$ 4,000.00
Registrar of Vital Statistics	$ 11,450.00	$ 1,500.00
Elections	$ -	$ 11,500.00
Financial Administration	$ 30,000.00	$ 12,500.00
Audit Services	$ -	$ 55,000.00
Information Technology	$ -	$ 45,000.00
Collection of Taxes	$ 19,350.00	$ 7,000.00
Legal Services and Costs	$ -	$ 35,000.00
Engineering Services and Costs	$ -	$ 20,000.00
Joint Municipal Court Interlocal	$ -	$ 25,500.00
Municipal Land Use Law:		

Planning and Zoning	$ -	$ 5,500.00
Housing Inspection	$ 22,250.00	$ 2,000.00
Insurance:		
Group Insurance for Employees		$ 441,000.00
Health Benefits Waiver		$ 22,500.00
Unemployment		$ 5,000.00
	Salaries & Wages	Other Expenses
Police	$ 912,415.00	$ 70,000.00
Police Crossing Guards	$ -	$ 85,000.00
Vehicle Lease Purchase	$ -	$ 147,500.00
Emergency Management Services	$ 2,750.00	$ -
Fire	$ 138,500.00	$ 17,000.00
JIF Safety Budget	$ 1,900.00	$ 6,050.00
Property Maintenance	$ -	$ 3,500.00
Road Repairs and Maintenance	$ 526,500.00	$ 27,000.00
Community Forestry	$ -	$ 22,500.00
Solid Waste Collection	$ -	$ 124,500.00
Recycling	$ -	$ 20,000.00
Buildings and Grounds	$ -	$ 50,000.00
Vehicle Maintenance	$ -	$ 60,000.00
Recreation	$ -	$ 9,500.00
Parks	$ -	$ 22,000.00
Celebration of Public Events	$ -	$ 3,500.00
Unclassified:		
Electricity	$ -	$ 43,500.00
Street Lighting	$ -	$ 55,000.00
Telephone	$ -	$ 15,000.00
Gasoline	$ -	$ 20,000.00
Statutory Expenditures:		
Social Security System	$ -	$ 82,500.00
Defined Contribution Retirement Plan	$ -	$ 1,500.00
Police & Fire Retirement System	$ -	$ 1,087,749.00
Maintenance of Free Public Library	$ -	$ 84,329.00
Length of Service Award Program	$ -	$ 3,000.00
Recycling Tax	$ -	$ 5,000.00
Interlocal Municipal Service Agreements		
Woodbury Board of Education SRO	$ -	$ 62,500.00
Police Services - Woodbury Heights	$ 250,000.00	$ 27,500.00
Housing/Zoning Services - Woodbury Heights	$ 2,500.00	$ -
Fire Administrator - Mantua Township	$ -	$ 5,000.00
West Deptford Joint Construction Office	$ -	$ 27,500.00
Joint Court - Deptford Township	$ -	$ 54,500.00
CFO & Collector - Clayton Borough	$ -	$ 30,000.00
Public & Private Programs Offset by Revenues:		
Safe and Secure Communities Grant	$ 52,935.75	$ -
NPP Grant	$ -	$ 125,000.00
OJP Bulletproof Vest Grant	$ -	$ 6,674.50

MS4 Storm Sewer Grant	$ -	$ 15,000.00
Gloucester Co. Art in the Street Grant	$ -	$ 6,000.00
Gloucester Co. Mural Arts Grant	$ -	$ 2,000.00
Gloucester Co. History Grant	$ -	$ 3,000.00
Matching Funds for Grants	$ -	$ 25,000.00
	Salaries & Wages	Other Expenses
Municipal Debt Service		
Payment of Bond Principal	$ -	$ 315,000.00
Interest on Bonds	$ -	$ 275,000.00
Principal & Interest on Green Trust Loans	$ -	$ 9,200.00
Totals for Current Fund	$ 2,065,100.75	$ 3,768,502.50

3. There is hereby appropriated pursuant to the condition of said local budget law relating to temporary budgets, the sum of One Million Six Hundred Thousand and 00/100 Dollars ($1,600,000.00) to meet and pay the operating expenditures of the Water and Sewer Consolidated Utility of the City of Woodbury as follows:

Water/Sewer Utility Salaries and Wages		$ 200,000.00
Water/Sewer Utility Other Expenses		$ 330,000.00
Payments to Gloucester County Utilities Authority		$ 500,000.00
Debt Service - Bond Principal		$ 282,500.00
Debt Service - Interest on Bonds		$ 185,000.00
Debt Service - NJEIT Loan Principal		$ 87,000.00
Social Security System		$ 15,500.00
Total for Water and Sewer Consolidated Utility		$ 1,600,000.00

4. The amount of emergency temporary appropriations made here shall be included under the correct headings in the budget as finally adopted for the fiscal year 2025, pursuant to Section 40A: 4-20 of the Revised Statutes, unless duly amended by resolution of the governing body.

This resolution shall take effect immediately

ADOPTED at the regular meeting of the Mayor and City Council of the City of Woodbury held on March 26, 2025.

CITY OF WOODBURY

By: _____
WILLIAM H. FLEMING JR.,
President of Council

ATTEST:

_____
CASSIDY L. SWANSON,
City Clerk

Council Member	Ayes	Nays	Abstain	Absent
Councilwoman Carter				
Councilman Ferraino				
Councilwoman Garlic				
Councilwoman Harwell				
Councilman Johnson				
Councilman Lange				
Councilwoman Miller				
Councilperson Miller				
Council President Fleming				
Mayor Miller				

CERTIFICATION
I, Cassidy L. Swanson hereby certify that the foregoing Resolution was adopted by the City Council, of the City of Woodbury, in the County of Gloucester and State of New Jersey at the meeting held on **March 26, 2025** at City Hall, 33 Delaware Street, Woodbury, New Jersey 08096.

_____
Cassidy L. Swanson,
City Clerk

RESOLUTION NO. 25-67

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY AUTHORIZING ACCEPTANCE AND EXECUTION OF HOLD HARMLESS AND INDEMNIFICATION AGREEMENT BY AND BETWEEN THE CITY OF WOODBURY AND THE MANTUA TOWNSHIP FIRE DISTRICT NO. 1 FOR 2010 DODGE RAM PICK UP TRUCK

WHEREAS, the Mantua Township Fire District No. 1 is the owner of a 2010 Dodge RAM Pick-up Truck, which is no longer needed for public use and is of minimal value; and

WHEREAS, the Fire District wishes to dispose of the personal property in accordance with New Jersey statute; and

WHEREAS, Mantua Township Fire District No. 1 is desirous of donating the vehicle to the City of Woodbury, in an "as-is" condition, without express or implied warranties; and

WHEREAS, the City of Woodbury's Fire Department is in need of a vehicle; and

WHEREAS, the City of Woodbury desires to accept donation of the 2010 Dodge RAM Pick-up Truck, in an "as-is" condition, without express or implied warranties.

NOW, THEREFORE, BE IT RESOLVED by the Council of the City of Woodbury, County of Gloucester, and State of New Jersey as follows:

1. This Resolution shall serve as the authority for the City of Woodbury to accept the donation of the vehicle from the Mantua Township Fire District No. 1 for $0.00 pursuant to the terms and conditions as set forth above and further based upon the execution by the party receiving the property of a Hold Harmless and Indemnification Agreement.

2. That the Fire Administrator and/or City Administrator be and is hereby authorized to execute the Hold Harmless and Indemnification Agreement on behalf of the City of Woodbury.
3. That the Hold Harmless and Indemnification Agreement be and is hereby subject to final review and approval by the City Solicitor.

ADOPTED at this regular meeting of the Mayor and City Council of the City of Woodbury on March 26, 2025.

CITY OF WOODBURY

By: _____
WILLIAM H. FLEMING JR.,
President of Council

ATTEST:

_____
CASSIDY L. SWANSON,
City Clerk

Council Member	Ayes	Nays	Abstain	Absent
Councilwoman Carter				
Councilman Ferraino				
Councilwoman Garlic				
Councilwoman Harwell				
Councilman Johnson				
Councilman Lange				
Councilperson Miller				
Councilwoman Miller				
Council President Fleming				
Mayor Miller				

CERTIFICATION

I, Cassidy L. Swanson hereby certify that the foregoing Resolution was adopted by the City Council, of the City of Woodbury, in the County of Gloucester and State of New Jersey at the meeting held on **March 26, 2025** at City Hall, 33 Delaware Street, Woodbury, New Jersey 08096.

_____

Cassidy L. Swanson,
City Clerk

RESOLUTION NO. 25-68

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY AUTHORIZING EXECUTION OF SHARED SERVICE AGREEMENT BY AND BETWEEN THE CITY OF WOODBURY AND THE BOROUGH OF CLAYTON REGARDING CHIEF FINANCIAL OFFICER AND SUPERVISOR OF CERTIFYING OFFICER TO PENSIONS & BENEFITS RETIREMENT SYSTEM AND POLICE & FIREMEN'S RETIREMENT SYSTEM SERVICES

WHEREAS, the City of Woodbury and the Borough of Clayton desire to enter into a Shared Services Agreement regarding Chief Financial Officer (CFO) and Supervisor of Certifying Officer to Pensions & Benefits Retirement System (PERS) and Police & Firemen's Retirement System (PFRS) Services; and

WHEREAS, N.J.S.A. 40a:65-1 et seq. ("Shared Services Law") specifically authorizes local government units, including counties and municipalities, to enter into Shared Services Agreements.

NOW, THEREFORE, BE IT RESOLVED by the Council of the City of Woodbury, County of Gloucester, and State of New Jersey as follows:

1. That the City Council does hereby approve and authorize the execution of a Shared Service Agreement between the City of Woodbury and the Borough of Clayton regarding Chief Financial Officer (CFO) and Supervisor of Certifying Officer to Pensions & Benefits Retirement Systems (PERS) and Police & Firemen's Retirement System (PFRS) Services.
2. That the Mayor, Council President and/or City Administrator be and is hereby authorized to execute the Shared Service Agreement on behalf of the City of Woodbury.
3. That the Shared Services Agreement be and is hereby subject to final review and approval by the City Solicitor.

ADOPTED at this regular meeting of the Mayor and City Council of the City of Woodbury on March 26, 2025.

CITY OF WOODBURY

By: _____
WILLIAM H. FLEMING JR.,
President of Council

ATTEST:

_____
CASSIDY L. SWANSON,
City Clerk

Council Member	Ayes	Nays	Abstain	Absent
Councilwoman Carter				
Councilman Ferraino				
Councilwoman Garlic				
Councilwoman Harwell				
Councilman Johnson				
Councilman Lange				
Councilperson Miller				
Councilwoman Miller				
Council President Fleming				
Mayor Miller				

CERTIFICATION
I, Cassidy L. Swanson hereby certify that the foregoing Resolution was adopted by the City Council, of the City of Woodbury, in the County of Gloucester and State of New Jersey at the meeting held on **March 26, 2025** at City Hall, 33 Delaware Street, Woodbury, New Jersey 08096.

_____
Cassidy L. Swanson,
City Clerk

RESOLUTION NO. 25-69

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY AUTHORIZING EXECUTION OF SHARED SERVICE AGREEMENT BY AND BETWEEN THE CITY OF WOODBURY AND THE BOROUGH OF CLAYTON REGARDING TAX/UTILITY COLLECTOR SERVICES

WHEREAS, the City of Woodbury and the Borough of Clayton desire to enter into Shared Services Agreement regarding Tax/Utility Collector services; and

WHEREAS, N.J.S.A. 40a:65-1 et seq. ("Shared Services Law") specifically authorizes local government units, including counties and municipalities, to enter into Shared Services Agreements.

NOW, THEREFORE, BE IT RESOLVED by the Council of the City of Woodbury, County of Gloucester, and State of New Jersey as follows:

1. That the City Council does hereby approve and authorize the execution of a Shared Service Agreement between the City of Woodbury and the Borough of Clayton regarding Tax/Utility Collector services.
2. That the Mayor, Council President and/or City Administrator be and is hereby authorized to execute the Shared Service Agreement on behalf of the City of Woodbury.
3. That the Shared Services Agreement be and is hereby subject to final review and approval by the City Solicitor.

ADOPTED at this regular meeting of the Mayor and City Council of the City of Woodbury on March 26, 2025.

CITY OF WOODBURY

By: _____
WILLIAM H. FLEMING JR.,
President of Council

ATTEST:

_____
CASSIDY L. SWANSON,
City Clerk

Council Member	Ayes	Nays	Abstain	Absent
Councilwoman Carter				
Councilman Ferraino				
Councilwoman Garlic				
Councilwoman Harwell				
Councilman Johnson				
Councilman Lange				
Councilperson Miller				
Councilwoman Miller				
Council President Fleming				
Mayor Miller				

CERTIFICATION
I, Cassidy L. Swanson hereby certify that the foregoing Resolution was adopted by the City Council, of the City of Woodbury, in the County of Gloucester and State of New Jersey at the meeting held on **March 26, 2025** at City Hall, 33 Delaware Street, Woodbury, New Jersey 08096.

_____
Cassidy L. Swanson,
City Clerk

RESOLUTION NO. 25-70

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY PROCLAIMING MARCH 31, 2025, AS TRANSGENDER DAY OF VISIBILITY

WHEREAS, every March 31st marks International Day of Transgender Visibility, a day to recognize and center the voices and contributions of our gender diverse community of Transgender, Two Spirit, Non-Binary, and Intersex people, in our City; and

WHEREAS, all Americans have the right to self-determination, adequate healthcare, and comprehensive free public education so that we all may live our lives as our truest selves; and

WHEREAS, this day is dedicated to celebrating the accomplishments and victories of our gender expansive community, while raising awareness of the work that still needs to be done to address anti-transgender violence and become a genuinely equitable community; and

WHEREAS, our transgender and gender diverse community members deserve love, respect, and a safe place not just to survive, but to thrive. The City Council of the City of Woodbury is dedicated to doing our part to make this a reality; and

WHEREAS, everyone should use this day to raise awareness around discrimination and violence that transgender people still face, while also showcasing the beauty and power of visibility and pride. Our work does not stop when March 31st ends. We must continue to uplift positive, authentic voices from the transgender community all year long and do our part to ensure their safety.

NOW, THEREFORE, BE IT RESOLVED by the Council of the City of Woodbury, County of Gloucester, and State of New Jersey do herby proclaim March 31st, 2025, as Transgender Day of Visibility in the City of Woodbury and with this proclamation affirms that all transgender people in our community are heard, loved, and belong; and

BE IT FURTHER RESOLVED that our community's commitment to advocating for transgender expansive rights be not just on March 31st but all year long.

ADOPTED at this regular meeting of the Mayor and City Council of the City of Woodbury on March 26, 2025.

CITY OF WOODBURY

By: _____
WILLIAM H. FLEMING JR.,
President of Council

ATTEST:

_____
CASSIDY L. SWANSON,
City Clerk

Council Member	Ayes	Nays	Abstain	Absent
Councilwoman Carter				
Councilman Ferraino				
Councilwoman Garlic				
Councilwoman Harwell				
Councilman Johnson				
Councilman Lange				
Councilperson Miller				
Councilwoman Miller				
Council President Fleming				
Mayor Miller				

CERTIFICATION
I, Cassidy L. Swanson hereby certify that the foregoing Resolution was adopted by the City Council, of the City of Woodbury, in the County of Gloucester and State of New Jersey at the meeting held on **March 26, 2025** at City Hall, 33 Delaware Street, Woodbury, New Jersey 08096.

_____
Cassidy L. Swanson,
City Clerk

RESOLUTION NO. 25-71

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY, COUNTY OF GLOUCESTER, STATE OF NEW JERSEY, AUTHORIZING EXECUTION OF A SERVICE AGREEMENT WITH THE GLOUCESTER COUNTY UTILITIES AUTHORITY

WHEREAS, pursuant to the Sewage Authorities Law, Chapter 384 of the Pamphlet Laws of 1957 of the State of New Jersey effective February 10, 1978, the Gloucester County Utilities Authority (hereinafter referred to as "GCUA"), was reorganized by virtue of a Resolution duly adopted by the Board of Chosen Freeholders of the County of Gloucester, New Jersey and is a public body politic and corporate of the State of New Jersey, organized and existing under said Law, established as an instrumentality exercising public and essential governmental functions to provide for the public health and welfare, with all necessary or proper powers to acquire, construct, maintain, operate and use sanitation facilities for the relief of the Delaware River and its tributaries and other waters in, bordering and entering the Townships from pollution or threated pollution and for improvement of conditions affecting the public health; and

WHEREAS, the service area of the City of Woodbury waters in, bordering or entering the Service Area of the City of Woodbury which are polluted or subject to pollution by sewage, industrial and/or other wastes arising from sources within such Service Area and which cause or threaten pollution of waters therein or bordering the Service area; and

WHEREAS, the City of Woodbury proposes to construct or have constructed various sewage collection and conveyance systems to serve the defined service area of the City of Woodbury, but cannot treat said sewage, the City of Woodbury is required to deliver said sewage to the GCUA's facilities for this purpose; and

WHEREAS, the City of Woodbury has requested and is willing to have sewage and other wastes originating within its defined service area treated and disposed of by the

GCUA pursuant to the terms of this Agreement and has duly authorized the proper officials to enter into and execute for it this Agreement; and

WHEREAS, the GCUA has expressed interest in accepting this sewage and other wastes originating within the defined service area into its wastewater treatment facility for final treatment and disposal.

NOW, THEREFORE, BE IT RESOLVED by the Council of the City of Woodbury, County of Gloucester, and State of New Jersey as follows:

1. That the City Council does hereby approve and authorize the execution of the attached Service Agreement between the City of Woodbury and the Gloucester County Utilities Authority.
2. That the Mayor and/or City Administrator be and is hereby authorized to execute the Service Agreement on behalf of the City of Woodbury.
3. That the Service Agreement be and is hereby subject to final review and approval by the City Solicitor.

ADOPTED at this regular meeting of the Mayor and City Council of the City of Woodbury on March 26, 2025.

CITY OF WOODBURY

By: _____
WILLIAM H. FLEMING JR.,
President of Council

ATTEST:

_____
CASSIDY L. SWANSON,
City Clerk

Council Member	Ayes	Nays	Abstain	Absent
Councilwoman Carter				
Councilman Ferraino				
Councilwoman Garlic				
Councilwoman Harwell				
Councilman Johnson				
Councilman Lange				
Councilperson Miller				
Councilwoman Miller				
Council President Fleming				
Mayor Miller				

CERTIFICATION

I, Cassidy L. Swanson hereby certify that the foregoing Resolution was adopted by the City Council, of the City of Woodbury, in the County of Gloucester and State of New Jersey at the meeting held on **March 26, 2025** at City Hall, 33 Delaware Street, Woodbury, New Jersey 08096.

_____

Cassidy L. Swanson,
City Clerk

RESOLUTION NO. 25-72

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY AUTHORIZING A CLOSED SESSION TO DISCUSS MATTERS RELATED TO COLLECTIVE BARGAINING AGREEMENT, EMPLOYMENT RELATIONSHIP AND THE PURCHASE, LEASE ACQUISITION OF REAL PROPERTY OR INVESTMENT OF PUBLIC FUNDS PRIVILEGE

WHEREAS, the Open Public Meetings Act authorizes the exclusion of the public from that portion of a meeting involving matters related to attorney-client privilege to *N.J.S.A.* 10:4-12b; and

(1) *Matters required by law to be confidential:* Any matter which, by express provision of Federal law, State statute, or rule of court shall be rendered confidential or excluded from the provisions of the Open Public Meetings Act.
(2) Any matter in which the release of information would impair a right to receive funds from the Government of the United States.
(3) *Matters involving individual privacy*: Any matter, the disclosure of which constitutes an unwarranted invasion of individual privacy such as any records, data, reports, recommendations, or other personal material of any educational, training, social service, medical, health, custodial, child protection, rehabilitation, legal defense, welfare, housing, relocation, insurance, and similar program or institution operated by a public body pertaining to any specific individual admitted to or served by an institution or program, including but not limited to, information relative to the individual's personal and family circumstances, and any material pertaining to admission, discharge, treatment, progress, or condition of any individual, unless the individual concerned.
(4) *Matters pertaining to a collective bargaining agreement*: Any matter involving a collective bargaining agreement or the terms and conditions which are proposed for inclusion in any collective bargaining agreement, including the negotiation of the terms and conditions thereof with employees or representatives of employees of the public body.
(5) *Matters relating to the purchase, lease acquisition of real property or investment of public funds:* Any matter involving the purchase, lease, or acquisition of real property with public funds, the setting of banking rates, or investment of public funds, if it could adversely affect the public interest if discussion of the matters were disclosed.
(6) *Matters of public protection*: Any tactics and techniques utilized in protecting the safety and property of the public, provided that their disclosure could impair that protection.
(7) *Matters relating to litigation, negotiations and attorney-client privilege*: Any matter of pending or anticipated litigation or contract negotiation other than in subsection b. (4) above in which the City is or may become a party. Any matters falling within the attorney-client privilege, to the extent that confidentiality is required in order for the attorney to exercise ethical duties as a lawyer.
(8) *Matters relating to the employment relationship:* Any matter involving the employment, appointment, termination of employment, terms and conditions of employment, evaluation of the performance of, promotion, or disciplining of any specific prospective public officer or employee or current public officer or employee employed or appointed by the public body, unless all the individual employees or appointees whose

rights could be adversely affected request in writing that the matter or matters be discussed at a public.
(9) *Deliberations after public hearing*. Deliberations by the Authority occurring after a public hearing that may result in a civil penalty or the suspension or loss of a license or permit of a responding party.

NOW, THEREFORE BE IT RESOLVED, the Mayor and Council of the City of Woodbury, County of Gloucester, and State of New Jersey will go into closed session to discuss the following, in accordance with the aforesaid provisions of the Open Public Meetings Act, after which it will reconvene in the public:

1. Matters relating to the employment relationship - Pursuant to N.J.S.A. 10:4-12b(8) - collective bargaining agreement– Pursuant to N.J.S.A. 10:4-12b(4) – Health & Rx Insurance Funding Alternatives
2. Matters relating to the purchase, lease acquisition of real property or investment of public funds privilege - Pursuant to N.J.S.A. 10:4-12b(5) – Land Identified As Block 84, Lot 4; Block 85, Lots 1, 3, 4, 5, & 24.02; Block 86, Lots 1, 2, 7, 13 & 14; Block 152.01, Lots 1 & 2; Block 75, Lots 3.01, 3.02, 4, 5, 7, 13, 15, 27.01, 32, 33 & 35; Block 154, Lots 8.01 - 8.10 & 8.12 – 8.24

BE IT FURTHER RESOLVED that the minutes of the closed session will be made available to the public when the need for privacy no longer exists.

ADOPTED at the regular meeting of the Mayor and City Council of the City of Woodbury held on February 26, 2025.

CITY OF WOODBURY

By: _____
WILLIAM H. FLEMING JR.,
President of Council

ATTEST:

_____
CASSIDY L. SWANSON,
City Clerk

Council Member	Ayes	Nays	Abstain	Absent
Councilwoman Carter				
Councilman Ferraino				
Councilwoman Garlic				
Councilwoman Harwell				
Councilman Johnson				
Councilman Lange				
Councilwoman Miller				

Councilperson Miller				
Council President Fleming				
Mayor Miller				

CERTIFICATION

I, Cassidy L. Swanson hereby certify that the foregoing Resolution was adopted by the City Council, of the City of Woodbury, in the County of Gloucester and State of New Jersey at a meeting held on **March 26, 2025,** at the Municipal Building, 33 Delaware Street, Woodbury, New Jersey 08096.

_____
Cassidy L. Swanson
City Clerk