

Richard C. McCarthy Commission Chamber
Millville City Hall
Work Session
September 5, 2023, 6:00 P.M.

The Board of Commissioners met in a **WORK SESSION** with Mayor Orndorf presiding. Members present: Hewitt, Sooy, Watson and Romanik. City Solicitor, Brock Russell was also present.

Salute to the Flag

The salute to the flag was led by Mayor Orndorf

Open Public Meeting Statement by Mayor Orndorf

"This meeting is being conducted in accordance with the Open Public Meetings Act of 1975 and was advertised, posted and made available to the public as required by Statute. The Municipal Clerk is directed to include a statement in the minutes of this meeting."

City Clerk To Review Changes To the Agenda

Mayor Orndorf asked the City Clerk if there were any changes to the agenda with Jeanne Parkinson, City Clerk responding no.

Public Comment On Agenda Items Only

Mayor Orndorf declared the public comment portion open and asked if any person present wished to be heard. There being no response, Mayor Orndorf declared the public comment portion closed.

Discussion of Commissioners

Commissioner Watson

Commissioner Watson stated that the resolution on the regular session for the balers for the Streets and Roads Department will give the residents an opportunity for the disposal of plastics and cardboard and what is collected is reported in the annual tonnage report and expressed his appreciation to Chris Finch, the water and sewer departments and advised once it is installed further information will be provided.

Vice-Mayor Sooy

Vice-Mayor Sooy introduced Mr. Gioia to provide a presentation concerning the city's sludge disposal options.

Sal Gioia, Sewer Superintendent, stated there are different options the city has for sludge disposal, which is something new as a result of an opportunity with Synagrow, a new composting company that is coming to Cumberland County and now the city is looking at cheaper ways to dispose of sludge.

Mr. Gioia explained that ACUA's contract expires at the end of this year and the city is currently paying \$73,000.00 for hauling fees in addition to the city's sludge disposal and advised that Synagrow will be accepting all of the city's sludge with no down time noting that ACUA is down two to three times a year due to breakdown and maintenance, etc. He stated that Synagrow will not be down at all and if they are down, the city can still drop the sludge off and they will haul it to one of their other facilities.

Mr. Gioia reported he received prices for different hauling services and advised American Disposal's quote was \$700.00 per load and advised that C&H will haul the sludge for \$200.00 from the city's facility to Synagrow. He stated the city is planning on buying a truck in the future to haul the sludge in order to save on hauling fees, which would pay for itself in approximately six years.

Mr. Gioia stated that they reviewed the can options, which are different cans noting the poly cans allows the sludge to slide out easier when they dump it at the composting facility and advised that the city will have to buy two cans, because C&H does not have their own sludge cans.

Mr. Gioia reported that ACUA charges by solids noting if it's 18 to 20 percent it would cost approximately \$2,200.00 a can and if it is over 20 to 24 percent it would be \$1,900.00 a can and advised that they have to go to Burlington about 3 or 4 times a year when ACUA is down and their average is about \$2,000.00 a can; but with Synagrow it will be approximately \$1,465.00 a can average, which goes by weight, to dryness and they charge \$77.00 a ton.

Mr. Gioia reported they spent \$447,418.03 from 2022 to 2023 with ACUA and if they start Synagrow in January that cost will be cut by almost 31 percent and will be \$309,138.00.

Vice-Mayor Sooy stated that savings will pay for the truck rather quickly and clarified that when Mr. Gioia refers to sludge, liquid and solids that sludge is both liquid and solids with Mr. Gioia responding that it is liquid and then it is pressed out and is disposed in solids.

Vice-Mayor Sooy explained Mr. Gioia provided the presentation this evening because there will be a contract on the next meeting's agenda and any questions will be addressed at that meeting.

Mr. Gioia further explained that there are only a handful of places that will actually accept sludge in New Jersey and advised they used to go to Cape May as a backup, but they shut down due to a fire and now the only place available below Trenton is in Burlington and they would pay a fortune for the hauling fees, so Synagrow is a great opportunity and they can still use ACUA as a backup, but Synagrow has assured him that there will not be a problem, because they will haul the sludge and the city just has to drop it off.

Vice-Mayor Sooy extended his appreciation to Mr. Gioia for his presentation.

Vice-Mayor Sooy advised the governing body that they need a contract negotiation's committee because three union contracts expire the end of this year and advised the negotiation committee should include:

- a. A commissioner to represent the residents and taxpayers
- b. City Administrator
- c. Human Resources Manager
- d. Chief Financial Officer
- e. Labor Attorney

Vice-Mayor Sooy explained a commissioner should be a member of the negotiation committee because most of the time the Administrative Contracts are based on what the other units get, therefore the commissioner needs to be informed and to represent the taxpayers and the residents.

Vice-Mayor Sooy reminded everyone that at the last meeting he had a resolution on the agenda to give all city employees a 2 percent pay raise outside of their contracts and repeated "outside of their contracts". He stated that two unions, the police and firemen unions, did not appear to be fond of that offer and a vote of 4-1 by the governing body was made to table that resolution.

Vice-Mayor Sooy stated that they should appoint a commissioner to serve on the Negotiation committee and due to the fact that his aforementioned resolution invoked the ire of the two unions that they need to negotiate with and the 4-1 vote indicates a substantial philosophical difference between him and the other four governing body members and advised although he deeply respects their differences, he wants them to consider the fact that putting him on the negotiating table will most likely result in an immediate adversarial relationship, which does not benefit anyone.

Mayor Orndorf stated she cannot serve on the negotiation committee for the police due to her brother with Vice-Mayor Sooy advising that she could serve on the negotiation committee for Council 18 and the Fire Department union.

Brock Russell stated that the Mayor could serve on the negotiation committee for fire/EMS, administrators and Council 18, but just not the police.

Commissioner Watson advised that he is willing to serve on the negotiation committee with Commissioner Hewitt and Commissioner Romanik agreeing and advised that they are willing to cover for him in his absence, if necessary.

Brock Russell reported that the city has been contacted by a realtor from Berkshire Hathaway regarding a property located at 402 N. Fourth Street, which is privately owned, and was subject to an affordable housing deed restriction that dates back to 1998, which has a provision that provides that in the event that the owner wishes to sell the property then the city, as the municipality, would have an option to buy the property "at the minimum restricted sales price as calculated by the index or not". Mr. Russell explained the owner is seeking a resolution indicating the city is not interested in acquiring the property, which is routine.

After further discussion Mr. Russell was directed to place the resolution on the next meeting's agenda.

Brock Russell also advised that he and the Administrator would like to meet with the governing body in closed session this evening regarding correspondence received from Richard Tonetta, City of Vineland Attorney, concerning a proposed Share Services Agreement with a 30-day duration that allocates costs between the City of Millville and the City of Vineland during that period, which is mandated by Judge Telsey's order.

Commissioner Hewitt made a motion to convene in Closed Session, which was seconded by Commissioner Watson. The motion was carried, by the following vote. Yeas: Hewitt, Sooy, Watson, Romanik and Orndorf.

The governing body returned from closed session.

Public Comment Portion

Mayor Orndorf declared the public comment portion open and asked if any person present wished to be heard. There being no response, Mayor Orndorf declared the public comment portion closed.

Adjournment

There being no further comments, the meeting was adjourned on a motion made by Commissioner Hewitt and seconded by Commissioner Watson subject to the call of the chair. All were in favor. None were opposed.

Respectfully submitted,



Jeanne M. Parkinson, RMC
City Clerk