

**STRATFORD BOROUGH  
COUNCIL MEETING  
DECEMBER 11, 2025 at 6:30 P.M.**

**CALL TO ORDER**

**PLEDGE OF ALLEGIANCE AND PRAYER**

**OPEN PUBLIC MEETINGS ACT**

Pursuant to the Open Public Meetings Act of 1975, public notice of this meeting has been provided to the Courier Post and The Retrospect, and posting notice on the Borough Hall Bulletin Board.

**ROLL CALL:**

MAYOR LINDA HALL	JEFFREY BRENNAN, BOROUGH SOLICITOR
COUNCIL PRESIDENT MICHAEL TOLOMEO	STEVEN BACH, BOROUGH ENGINEER
COUNCILWOMAN JESSICA FARRELL	RON MORELLO, POLICE CHIEF/OEM COORDINATOR
COUNCILMAN PATRICK GILLIGAN	MICHAEL LEMMERMAN, FIRE CHIEF
COUNCILWOMAN DAWN MARTIN	MICHELLE HACK, RMC BOROUGH CLERK/ADMIN
COUNCILMAN STEPHEN GANDY	
COUNCILMAN BOB BOVE	

**APPROVAL OF MINUTES**

November 13, 2025 Regular Meeting Minutes and Executive Session

Motion: \_\_\_\_\_ Second: \_\_\_\_\_ RCV: \_\_\_\_\_

**PUBLIC PORTION FOR AGENDA ITEMS ONLY (5 min per person)**

Motion to go to open public portion on agenda items only:

Motion \_\_\_\_\_ Second: \_\_\_\_\_ All in Favor: \_\_\_\_\_ Opposed: \_\_\_\_\_

Motion to close public portion on agenda items:

Motion \_\_\_\_\_ Second: \_\_\_\_\_ All in Favor: \_\_\_\_\_ Opposed: \_\_\_\_\_

**RESOLUTION 25: 174 AUTHORIZING THE APPOINTMENT OF A CORPORAL**

Motion to Adopt Resolution 25:174

Motion: \_\_\_\_\_ Second \_\_\_\_\_ RCV: \_\_\_\_\_

**SWEARING IN**

Tom Farrell III, Corporal

Officer Christopher Hoyle, Temporary Police Officer

Joseph Romano, Special Police Officer

**REPORTS**

POLICE/ OEM REPORT

FIRE REPORT

ENGINEER REPORT

ORDINANCE & PROPERTY

FINANCE & REVENUE

POLICE

EMERGENCY SERVICES

PUBLIC WORKS & LIGHTING

PUBLIC EVENTS

Police Chief Ron Morello

Fire Chief Michael Lemmerman

Steven Bach, PE

Councilman Bob Bove

Councilman Michael Tolomeo

Councilman Patrick Gilligan

Councilwoman Jessica Farrell

Councilman Stephen Gandy

Councilwoman Dawn Martin

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**OLD BUSINESS**

**Ordinance 25:08** (2<sup>nd</sup> Reading and Public Hearing)

AN ORDINANCE OF THE BOROUGH OF STRATFORD, COUNTY OF CAMDEN AND STATE OF NEW JERSEY "SHORT TERM RENTAL PROPERTY PROHIBITION" OF REVISED GENERAL ORDINANCES OF THE BOROUGH OF STRATFORD

Open Floor for Public Hearing:

Motion \_\_\_\_\_ Second: \_\_\_\_\_ All in Favor: \_\_\_\_\_ Opposed: \_\_\_\_\_

Close Floor to Public Hearing:

Motion \_\_\_\_\_ Second: \_\_\_\_\_ All in Favor: \_\_\_\_\_ Opposed: \_\_\_\_\_

Motion to Adopt Ordinance #:

Motion \_\_\_\_\_ Second: \_\_\_\_\_ RCV: \_\_\_\_\_

**NEW BUSINESS**

**RESOLUTIONS 25:175 - 25:192** WILL BE ACTED UPON AS A CONSENT AGENDA

Resolutions shall be read by title only. At this time, the Council may request to remove any of the resolutions from the consent agenda to be voted upon separately.

Motion to Approve Consent Agenda

Motion \_\_\_\_\_ Second: \_\_\_\_\_ All in Favor: \_\_\_\_\_ Opposed: \_\_\_\_\_

- |        |  |
|--------|--|
| 25-175 | AUTHORIZING BUDGET TRANSFER IN DECEMBER 2025   |
| 25-176 | AUTHORIZING THE MAYOR TO ENTER INTO A SHARED SERVICES AGREEMENT WITH THE COUNTY OF CAMDEN FOR ROUND 25 – RECREATION FACILITY ENHANCEMENT FUNDING |
| 25-177 | AUTHORIZING THE STRATFORD FIRE DEPARTMENT TO MAKE A DONATION OF EQUIPMENT TO THE HI-NELLA FIRE DEPARTMENT  |
| 25-178 | AUTHORIZING THE CANCELLATION OF TAX OVERPAYMENTS OR DELINQUENT AMOUNTS LESS THAN \$10.00   |
| 25-179 | AUTHORIZE MUNICIPAL LIENS FOR MAINTENCE WORK   |
| 25-180 | APPROVING CHANGE ORDER #1 FOR FY2024 ROAD PROGRAM MEADOWLARK & GREEN VALLEY  |
| 25-181 | AUTHORIZING CHAPTER 159 NJDOT26 KIRKWOOD PHASE5 & GRAND AVENUES  |
| 25-182 | AUTHORIZING CHAPTER 159 2025 CDBG CURBING & DRAINAGE IMPROVEMENTS  |
| 25-183 | AUTHORIZING CHAPTER 159 CAMDEN COUNTY RD. 25 HISTORIC PRESERVATION FUND  |
| 25-184 | AUTHORIZING CHAPTER 159 CAMDEN COUNTY RD. 25 RECREATION FACILITY ENHANCEMENT   |
| 25-185 | A REFUND OF TAX OVER PAYMENT AT BLOCK 55 LOT 8   |

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- 25-186 PERMITTING FULL-TIME BOROUGH EMPLOYEES DISCOUNTED USE OF THE BOROUGH-OWNED COMMUNITY CENTER
- 25-187 TO APPOINT DUTY CREW MEMBERS (BROWN, BEHR)
- 25-188 AUTHORIZING CANCELLATION OF PROPERTY TAXES DUE TO TOTALLY DISABLED VETERAN TAX EXEMPT STATUS
- 25-189 AUTHORIZING AND DIRECTING THE STRATFORD BOROUGH JOINT LAND USE BOARD TO CAUSE A PRELIMINARY INVESTIGATION TO BE MADE PURSUANT TO THE NEW JERSEY LOCAL REDEVELOPMENT AND HOUSING LAW AS TO WHETHER CERTAIN PROPERTIES (LOTS 4, 5, 6, 10, AND 19 IN BLOCK 62) QUALIFY AS AN "AREA IN NEED OF REDEVELOPMENT" IN ACCORDANCE WITH THE CRITERIA SET FORTH IN THE STATUTE
- 25-190 AUTHORIZING THE MAYOR TO EXECUTE AN AGREEMENT WITH STRATFORD COMMONS HOMEOWNERS' ASSOCIATION FOR TRASH, RECYCLING, AND SNOW REMOVAL SERVICES
- 25-191 AUTHORIZING THE BOROUGH OF STRATFORD TO ENTER INTO THE CAMDEN COUNTY COOPERATIVE PRICING SYSTEM, ID #57-CCCPS
- 25-192 AUTHORIZING A REFUND OF TAX OVER PAYMENT AT BLOCK 53.01 LOT 3

Motion to Adopt Resolutions 25:175 - 25:192:

Motion: \_\_\_\_\_ Second: \_\_\_\_\_ RCV: \_\_\_\_\_

**MERCANTILE LICENSE APPROVALS:** NONE

**BLUE LIGHT APPLICATION:** NONE

**APPROVAL OF BILLS**

Wire checks through  
Payroll checks through and  
Automated checks through  
Various electronic transfers and potential interim payments to  
Atlantic City Electric, Constellation Energy, PSE&G, and South Jersey Gas

Motion to Approve All Bills and Payments that are in order:

Motion: \_\_\_\_\_ Second: \_\_\_\_\_ RCV: \_\_\_\_\_

**COUNCIL COMMENTS:**

MAYOR LINDA HALL  
COUNCIL PRESIDENT MICHAEL TOLOMEO  
COUNCILWOMAN JESSICA FARRELL  
COUNCILMAN PATRICK GILLIGAN  
COUNCILWOMAN DAWN MARTIN  
COUNCILMAN STEPHEN GANDY  
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**GOOD AND WELFARE (5 min per person)**

Motion to open the meeting to the public:

Motion \_\_\_\_\_ Second: \_\_\_\_\_ All in Favor: \_\_\_\_\_ Opposed: \_\_\_\_\_

Motion to close the public portion:

Motion \_\_\_\_\_ Second: \_\_\_\_\_ All in Favor: \_\_\_\_\_ Opposed: \_\_\_\_\_

**ADJOURN**

Motion \_\_\_\_\_ Second: \_\_\_\_\_ All in Favor: \_\_\_\_\_ Opposed: \_\_\_\_\_