

**GLOUCESTER TOWNSHIP COUNCIL MEETING
OCTOBER 25, 2021
MUNICIPAL BUILDING, CHEWS LANDING NEW JERSEY**

Pledge Allegiance to the Flag

Statement: Mr. Mercado read a statement setting forth the time, date and place of this meeting, that it was properly advertised, posted and filed in the Office of the Township Clerk pursuant to the Open Public Meetings Act.

Roll Call:	Ms. Grace	Mr. Carlamere, Solicitor
	Mr. Hutchison	Mr. Cardis, Business Administrator
	Mr. Mignone	Mrs. Power, Township Clerk, RMC
	Mrs. Stubbs-abs.	Mr. Lechner, Community Development
	Mrs. Winters	Chief Harkins, Police
	Mrs. Trotto-abs.	Mr. Chadwell, Engineer
	Mr. Mercado	

R-21:10-303 – NOT USED

**RESOLUTION TO EXCLUDE THE PUBLIC FROM DISCUSSION
OF EXEMPTED SUBJECT MATTER AT A REGULAR OR SPECIAL SESSION
OF THE TOWNSHIP COUNCIL OF THE TOWNSHIP OF GLOUCESTER PURSUANT
TO N.J.S.A. 10:4-6 ET SEQ. OF THE OPEN PUBLIC MEETINGS ACT**

WHEREAS, The Open Public Meetings Act of the State of New Jersey provides that certain matters may be discussed in “Executive Closed Session” without members of the public being permitted to attend, and

WHEREAS, The following items, pursuant to the Open Public Meetings Act, are permitted closed session discussion,

1. Confidential Matter under Federal or State Statute or Court Rule.
2. Matter which would jeopardize the receipt of Federal Funds.
3. Matter constituting unwarranted invasion of individual privacy.
4. Matter involving collective bargaining.
5. Matter involving purchase, lease or investment using public funds, or involving setting of bank rates.
6. Matters involving investigation of violations or possible violations of law. Any tactics and techniques utilized in protecting the safety and property of the public, provided that disclosure could impair such protection.
7. Matters involving Attorney Client privileges.
8. Matters involving personnel.
9. Matters involving proceedings which could result in civil penalty, suspension or loss of license.

NOW THEREFORE, be it Resolved by the Township Council of the Township of Gloucester that there exists a need to discuss Litigation and Personnel, in executive closed session, and that the public be and is hereby excluded from this discussion on October 25, 2021 at 7:30 pm.

BE IT FURTHER RESOLVED that disclosure to the public of the executive closed session matter shall not be made public until such matter has been resolved.

Adopted: October 25, 2021

President of Council
Orlando Mercado

ATTEST:

Township Clerk
Nancy Power, RMC

**GLOUCESTER TOWNSHIP COUNCIL MEETING
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Pledge Allegiance to the Flag

Statement: Mr. Mercado read a statement setting forth the time, date and place of this meeting, that it was properly advertised, posted and filed in the Office of the Township Clerk pursuant to the Open Public Meetings Act.

Roll Call:	Ms. Grace	Mr. Carlamere, Solicitor
	Mr. Hutchison	Mr. Cardis, Business Administrator
	Mr. Mignone	Mrs. Power, Township Clerk, RMC
	Mrs. Stubbs-abs.	Mr. Lechner, Community Development
	Mrs. Winters	Chief Harkins, Police
	Mrs. Trotto-abs.	Mr. Chadwell, Engineer
	Mr. Mercado	

PRESENTATION: SWEARING IN OFFICERS

Mayor Mayer, Chief Harkins, Deputy Chief Minosse, and President Mercado swore in the following:

Patrolman - Patrick Martina
Deacon – Kenneth Carpinelli

RECOGNITION:

Mayor Mayer, Chief Harkins, Deputy Chief Minosse, and President Mercado honored in the following:

Chaplain – Linda Davis

PUBLIC PORTION:

Mr. Mercado opened the public portion.

Peter Heinbaugh of Morningstar Court inquired into the Covid Relief Funds. Mr. Cardis clarified. Mr. Heinbaugh asked for an update for the Housing Authority's Market to Affordable Program. Mr. Mercado will provide.

There being no further comment, the public portion was closed.

ORDINANCE(S) FIRST READING:

O-21-12

**ORDINANCE OF THE TOWNSHIP OF GLOUCESTER, COUNTY OF CAMDEN
AND STATE OF NEW JERSEY AMENDING ORDINANCE O-04-13
REPEALING AND ADOPTING THE BLACKWOOD WEST
REDEVELOPMENT PLAN IN ACCORDANCE WITH N.J.S.A. 40A:12A-1 ET
SEQ., LOCAL REDEVELOPMENT AND HOUSING LAW**

WHEREAS, the Township Council of the Township of Gloucester, County of Camden, State of New Jersey, previously designated certain properties as being in need of redevelopment ("Redevelopment Area") and Rehabilitation ("Rehabilitation Area") as identified in a report titled "Determination of Areas in Need of Redevelopment and Rehabilitation," as prepared by the consulting firm Clarke Caton Hintz dated November 25, 2003; and

WHEREAS, the Township Council of the Township of Gloucester adopted the "Redevelopment Plan Blackwood West," as prepared by the consulting firm Clarke Caton Hintz on June 28, 2004, by Ordinance O-04-13, to govern the development of the Redevelopment Area; and

WHEREAS, over the past several years since the adoption of the "Redevelopment Plan Blackwood West," several events have necessitated amendments to the initial redevelopment plan; and

WHEREAS, the Township Council of the Township of Gloucester finds that a new redevelopment plan be adopted to reassess compliance with the Local Redevelopment and

Housing Law and to restate and refocus the vision, core strategies, and specific objectives of the redevelopment plan; and

WHEREAS, the Township Council of the Township of Gloucester finds that the public health, safety, morals, and welfare of the community shall be promoted by virtue of revisions to the previously enacted redevelopment plan; and

WHEREAS, the Township Council of the Township of Gloucester has reviewed a revised redevelopment plan titled “Blackwood West Redevelopment Plan,” as prepared by the consulting firm T & M Associates, which replaces any existing redevelopment plan(s) for the Redevelopment Area, and which the Township Council believes will facilitate economic growth and development in the Redevelopment Area; and

WHEREAS, the Planning Board of the Township of Gloucester has adopted a Master Plan providing for the appropriate use and development of lands in the Township in a manner that will promote the public health, safety, morals, and general welfare and the Township Council has determined that the Redevelopment Area is an area in need of redevelopment; and

WHEREAS, the Township Council does hereby make the following findings for adoption of the Redevelopment Plan pursuant to N.J.S.A. 40A:12A-7, Adoption of Redevelopment Plan:

- A) The Planning Board of the Township of Gloucester in accordance with N.J.S.A. 40A:12A-6, conducted a public hearing on November 25, 2003, during which factual testimony was taken and all persons who were or would be affected by the Redevelopment Area had an opportunity to be heard and no written objections were filed; and
- B) The Planning Board of the Township of Gloucester is required to provide the Township Council a report containing its recommendation concerning the Blackwood West Redevelopment Plan including objectives consistent with the goals for development and redevelopment of the Township as expressed in the Master Plan; and
- C) Township Council does hereby desire to move forward with first reading of this Ordinance subject to review and report by the Planning Board; and
- D) It is the intent of Township Council to move forward with second reading and final adoption of this Ordinance, in the appropriate manner, and in accordance with Township Council's review of recommendations of the Planning Board.

NOW, THEREFORE, BE IT ORDAINED by the Township Council of the Township of Gloucester, County of Camden, State of New Jersey as follows:

SECTION 1. The Township Council does hereby adopt the “Blackwood West Redevelopment Plan,” as prepared by the consulting firm T & M Associates in accordance with N.J.S.A. 40A:12A-7, as the redevelopment plan for the Redevelopment Area so designated and replacing any existing redevelopment plan(s) for the Redevelopment Area.

SECTION 2. In accordance with N.J.S.A. 40A:12A-7(c), the Zoning Map, as included in the Land Development Ordinance of the Township of Gloucester, be and hereby is amended to designate the various Redevelopment Area Districts identified in the Blackwood West Redevelopment Plan.

SECTION 3. The Township Council remains designated as the Redevelopment Entity under the “Blackwood West Redevelopment Plan,” and may proceed with clearance, replanning, development, and redevelopment of the Redevelopment Area to effectuate the purposes of the Local Redevelopment and Housing Law.

SECTION 4. All ordinances and provisions thereof inconsistent with the provisions of this ordinance shall be and are hereby repealed to the

extent of such inconsistency.

SECTION 5. If any section, subsection or part, clause or phrase of this Ordinance shall be declared invalid by judgment of any court of competent jurisdiction, such section, subsection, part, clause or phrase shall be deemed to be severable from the remainder of the ordinance.

SECTION 6. This Ordinance shall take effect immediately after final passage and publication as required by law.

Introduced: October 25, 2021

ATTEST:

Mayor
David R. Mayer

Township Clerk
Nancy Power, RMC

President of Council
Orlando Mercado

Mr. Hutchison made a motion to adopt on first reading, to have a second reading and public hearing on November 22, 2021 and to advertise by synopsis, seconded by Mr. Mignone. Roll call vote: All in favor. Motion carried. 5-0.

ORDINANCE(S) PUBLIC HEARING

O-21-11 ORDINANCE OF THE TOWNSHIP OF GLOUCESTER, COUNTY OF CAMDEN AND STATE OF NEW JERSEY ADOPTING AMENDMENT NO. 6 AMENDING ORDINANCE O-04-13 ENTITLED THE BLACKWOOD WEST REDEVELOPMENT PLAN IN ACCORDANCE WITH N.J.S.A. 40A:12A-1 ET SEQ., LOCAL REDEVELOPMENT AND HOUSING LAW.

Mr. Mercado opened the public hearing.
There being no comment, the public hearing was closed.

Mr. Hutchison made a motion to adopt, second by Mr. Mignone. Roll call vote: All in favor. Motion carried. 5-0.

CONSENT AGENDA:

R-21:10-304

RESOLUTION AUTHORIZING PAYMENT OF BILLS

BE IT RESOLVED BY THE Township Council of the Township of Gloucester, in the County of Camden, that the following bills are approved by the Township Council in accordance with the provisions of Ordinance 0-82-16 and certified by the Chief Financial Officer that the claims are proper obligation of the township, that adequate funds are available to honor these claims in the account indicated and the claim should be paid:

<u>CURRENT ACCOUNT</u>	
Per attached computer readout of the claims presented in the amount of	\$ 472,335.73
<u>CAPITAL ACCOUNT</u>	
Per attached computer read out of the claims presented in the amount of	\$ 71,160.39
<u>ANIMAL TRUST</u>	
Per attached computer read out of the claims presented in the amount of	\$ 633.29

TRUST

Per attached computer readout of the claims presented in the amount of \$ 70,107.00

OPEN SPACE TRUST

Per attached computer readout of the claims presented in the amount of \$ 41,676.82

DEVELOPERS ESCROW

Per attached computer readout of the claims presented in the amount of \$ 17,691.25

MANUAL CHECKS

Per attached computer readout of the claims presented in the amount of \$ 73,013.35

Adopted: October 25, 2021

ATTEST:

President of Council
Orlando Mercado

Township Clerk,
Nancy Power, RMC

Mr. Hutchison made a motion to adopt, second by Mr. Mignone. Roll call vote: All in favor.
Motion carried. 5-0

R-21:10-305

RESOLUTION AUTHORIZING REFUNDING OF TAXES

BE IT RESOLVED, by the Township Council of the Township of Gloucester to authorize the refunding of the following credit balances:

BLOCK	LOT	NAME AND ADDRESS	YEAR	AMOUNT	REASON
15708	46	Beverly Ramos 1 La Jolla Lane Sicklerville, NJ 08081	2021	\$1,466.15	Overpayment
15821	2	Corelogic 3001 Hackberry Rd. Irving, TX 75063	2021	\$2,256.24	Overpayment

Adopted: October 25, 2021

President of Council
Orlando Mercado

Township Clerk
Nancy Power, RMC

Mr. Hutchison made a motion to adopt, second by Mr. Mignone. Roll call vote: All in favor.
Motion carried. 5-0

R-21:10-306

**RESOLUTION REQUESTING THE INSERTION OF A SPECIAL ITEM OF REVENUE
IN THE BUDGET OF ANY COUNTY OR MUNICIPALITY PURSUANT TO N.J.S.A.
40A:4-87 (Chapter 159 P.L. 1948)**

WHEREAS, N.J.S.A. 40A:4-87 provides that the Director of the Division of Local Finance may approve the insertion of any special item of revenue in the budget of any County or Municipality when such item has been made available by Law and the amount thereof was not determined at the time of the adoption of the budget; and

WHEREAS, said Director may also approve the insertion of an item of appropriation for equal amount.

WHEREAS, the Chief Financial Officer has certified that the Township has received a grant in the amount of \$21,246.00 Bullet Proof Vest Grant.

NOW, THEREFORE, BE IT RESOLVED that the Township of Gloucester hereby requests the Director of Division of Local Finance to approve the insertion of an item of revenue in the 2021 CY Budget in the amount of \$21,246.00 which item is now available as revenue from the receipt of the Bullet Proof Vest Grant.

BE IT FURTHER RESOLVED that a like sum of \$21,246.00 is hereby appropriated under the caption of:

OPERATIONS "EXCLUDED FROM CAP"	
Bullet Proof Vest Grant	\$21,246.00

BE IT FURTHER RESOLVED that the Township CFO email a certified copy of this resolution to the Director of Local Government Services for approval.

Adopted: October 25, 2021

President of Council
Orlando Mercado

ATTEST:

Township Clerk
Nancy Power, RMC

Mr. Hutchison made a motion to adopt, second by Mr. Mignone. Roll call vote: All in favor. Motion carried. 5-0

R-21-10-307

**RESOLUTION REQUESTING THE INSERTION OF A SPECIAL ITEM OF REVENUE
IN THE BUDGET OF ANY COUNTY OR MUNICIPALITY PURSUANT TO N.J.S.A.
40A:4-87 (Chapter 159 P.L. 1948)**

WHEREAS, N.J.S.A. 40A:4-87 provides that the Director of the Division of Local Finance may approve the insertion of any special item of revenue in the budget of any County or Municipality when such item has been made available by Law and the amount thereof was not determined at the time of the adoption of the budget; and

WHEREAS, said Director may also approve the insertion of an item of appropriation for equal amount; and

WHEREAS, the Chief Financial Officer has certified that the Township has received a grant in the amount of \$59,900.00 Law Enforcement Mental Health & Wellness Act Program.

NOW THEREFORE, BE IT RESOLVED that the Township of Gloucester hereby requests the Director of Division of Local Finance to approve the insertion of an item of revenue in the 2021 CY Budget in the amount of \$59,900.00 which item is now available as revenue from the receipt of the Law Enforcement Mental Health & Wellness Act Program.

BE IT FURTHER RESOLVED that a like sum of \$59,900.00 is hereby appropriated under the caption of:

OPERATIONS "EXCLUDED FROM CAP"	
Law Enforcement Mental Health & Wellness Act Program	\$59,900.00

BE IT FURTHER RESOLVED that the Township CFO email a certified copy of this resolution to the Director of Local Government Services for approval.

Adopted: October 25, 2021

President of Council
Orlando Mercado

ATTEST:

Township Clerk
Nancy Power, RMC

Mr. Hutchison made a motion to adopt, second by Mr. Mignone. Roll call vote: All in favor.
Motion carried. 5-0

R-21:10-308

**RESOLUTION REQUESTING THE INSERTION OF A SPECIAL ITEM OF REVENUE
IN THE BUDGET OF ANY COUNTY OR MUNICIPALITY PURSUANT TO N.J.S.A.
40A:4-87 (Chapter 159 P.L. 1948)**

WHEREAS, N.J.S.A. 40A:4-87 provides that the Director of the Division of Local Finance may approve the insertion of any special item of revenue in the budget of any County or Municipality when such item has been made available by Law and the amount thereof was not determined at the time of the adoption of the budget; and

WHEREAS, said Director may also approve the insertion of an item of appropriation for equal amount; and

WHEREAS, the Chief Financial Officer has certified that the Township has received a grant in the amount of \$3,399,527.50 American Rescue Plan Act.

NOW THEREFORE, BE IT RESOLVED that the Township of Gloucester hereby requests the Director of Division of Local Finance to approve the insertion of an item of revenue in the 2021 CY Budget in the amount of \$3,399,527.50 which item is now available as revenue from the receipt of the American Rescue Plan Act COVID Cares Act Grant.

BE IT FURTHER RESOLVED that a like sum of \$3,399,527.50 is hereby appropriated under the caption of:

OPERATIONS "EXCLUDED FROM CAP"
American Rescue Plan Act \$3,399,527.50

BE IT FURTHER RESOLVED that the Township CFO email a certified copy of this resolution to the Director of Local Government Services for approval.

Adopted: October 25, 2021

President of Council
Orlando Mercado

ATTEST:

Township Clerk
Nancy Power, RMC

Mr. Hutchison made a motion to adopt, second by Mr. Mignone. Roll call vote: All in favor.
Motion carried. 5-0

R-21:10-309

RESOLUTION AUTHORIZING GLOUCESTER TOWNSHIP TO MAKE APPLICATION TO THE STATE OF NEW JERSEY FOR MUNICIPAL ALLIANCE AGAINST ALCOHOL AND DRUG ABUSE GRANT FUNDS

WHEREAS, the Governor’s Council on Alcoholism and Drug Abuse established the Municipal Alliances for the Prevention of Alcoholism and Drug Abuse in 1989 to educate and engage residents, local government and law enforcement officials, schools, nonprofit organizations, the faith community, parents, youth and other allies in efforts to prevent alcoholism and drug abuse in communities throughout New Jersey; and

WHEREAS, the Township Council of the Township of Gloucester, County of Camden, State of New Jersey recognizes that the abuse of alcohol and drugs is a serious problem in our society amongst persons of all ages; and therefore has an established Municipal Alliance Committee; and

WHEREAS, the Township further recognizes that it is incumbent upon not only public officials but upon the entire community to take action to prevent such abuses in our community; and

WHEREAS, the Township Council has applied for funding to the Governor’s Council on Alcoholism and Drug Abuse through the County of Camden;

NOW, THEREFORE BE IT RESOLVED by the Township Council of the Township of Gloucester, County of Camden, State of New Jersey does hereby recognizes the following:

1. The Township Council does hereby authorize submission of a strategic plan for the Gloucester Township Municipal Alliance grant for fiscal year 2023 in the amount of:

DEDR \$ 14,725.00 Cash Match \$ 3,681.25 In-Kind Match \$ 11,043.75

2. The Gloucester Township Council acknowledges the terms and conditions for administering the Municipal Alliance grant, including the administrative compliance and audit requirements.

Adopted: October 25,2021

President of Council
Orlando Mercado

Township Clerk
Nancy Power, RMC

Mr. Hutchison made a motion to adopt, second by Mr. Mignone. Roll call vote: All in favor. Motion carried. 5-0

R-21:10-310

RESOLUTION TO ACCEPT A GRANT FROM THE NEW JERSEY DEPARTMENT OF LAW AND PUBLIC SAFETY, DIVISION OF CRIMINAL JUSTICE, OFFICE OF THE ATTORNEY GENERAL – SAFE AND SECURE COMMUNITIES PROGRAM

WHEREAS, the New Jersey Department of Law and Public Safety, Division of Criminal Justice, Office of the Attorney General, has awarded the Township of Gloucester a Safe and Secure Communities Program Grant (#22-0415) in the amount of \$48,600.00, local match in the amount of \$512,136.68 with a total project cost of \$560,736.68 for the purpose of partially funding the salary of four (4) police officers which foster a safer community from May 9, 2022 to May 8, 2023; and

WHEREAS, the Township of Gloucester will provide “fringe benefit” matching funds.

NOW, THEREFORE BE IT RESOLVED by the Mayor and Council of the Township of Gloucester, Camden County, New Jersey, accept a subaward grant from the New

Jersey Department of Law and Public Safety, Division of Criminal Justice, Office of the Attorney General, Safe and Secure Communities Program Grant (#22-0415) in the amount of \$48,600.00 with a match of fringe benefits is hereby gratefully accepted.

Adopted: October 25, 2021

President of Council
Orlando Mercado

Township Clerk
Nancy Power, RMC

Mr. Hutchison made a motion to adopt, second by Mr. Mignone. Roll call vote: All in favor. Motion carried. 5-0

R-21:10-311

RESOLUTION AUTHORIZING REFUNDS OF ENCROACHMENT DEPOSITS

BE IT RESOLVED by the Township Council of the Township of Gloucester that the following inspection fee escrow encroachment deposits be and are hereby authorized to be refunded:

South Jersey Gas
1 South Jersey Place
Atlantic City, NJ 08401

APPLICATION: S000305A
ESCROW: S000305I
PERMIT: 000305

AMOUNT: \$500.00

Adopted: October 25, 2021

President of Council
Orlando Mercado

Township Clerk
Nancy Power, RMC

Mr. Hutchison made a motion to adopt, second by Mr. Mignone. Roll call vote: All in favor. Motion carried. 5-0

PUBLIC PORTION:

Mr. Mercado opened the public portion.

Brian Burns of Erial asked for an update of the assessment for additional properties. Mr. Carlamere provided an update. Mr. Burns asked council to reconsider the 200 foot notice for property owners. Mr. Mercado explained the distance is statutory. Mr. Carlamere further explained.

Ray Polidoro of Erial asked council to consider dissolving the Market to Affordable Program. Mr. Mercado stated an update will be provided. Mr. Polidoro asked for the status between the township and the Housing Authority land deal. Mr. Carlamere did not have an update. Danielle Verminski of Blackwood Estates is upset events were cancelled. Mr. Mercado explained.

Shauna C. Smithman of Millbridge Gardens expressed her concerns with her address, lack of vehicle, her inability to obtain a newspaper daily, and her lack of Facebook. Mr. Smithman is upset about sidewalk conditions on Kelly Driver Road.

Sam Sweet of Erial asked when the budget will be determined for the Covid funds. Mr. Mercado explained near year's end. Mr. Sweet inquired into the amount of time between introduction and

public hearing of a land use ordinance. Mr. Carlamere explained. There being no further comment, the public portion was closed.

POLLING OF DIRECTORS:

Chief Harkins thanked Council for the time and recognition this evening during the presentation and thanked the finance department and Triad for their assistance in obtaining several grants.

POLLING OF COUNCIL:

Mr. Hutchison recalled a story about Gloucester Township Police Officers.

Ms. Grace thanked everyone for attending this evening.

Mr. Mignone congratulated everyone recognized this evening and thanked everyone for coming this evening.

Mrs. Winters congratulated the officers and chaplains and reminded everyone to keep safe from Covid and that October is Breast Cancer Awareness Month.

Mr. Mercado thanked everyone for attending this evening and congratulated the officers and chaplains honored tonight.

Mr. Hutchison made a motion to adjourn, seconded by Mr. Mignone. Roll call vote: All in favor. Motion carried. 5-0.

Respectfully Submitted,

Nancy Power, RMC
Township Clerk

Council President
Orlando Mercado