

**GLOUCESTER TOWNSHIP COUNCIL MEETING  
NOVEMBER 22, 2021  
MUNICIPAL BUILDING, CHEWS LANDING NEW JERSEY**

Pledge Allegiance to the Flag

Invocation: Mr. Chris Chiaro – Our Lady of Hope Parish

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-abs.	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	Mr. Chadwell, Engineer
	Mr. Mercado	Mr. Steven Bach, Redevelopment Engineer

**R-21:11-318**

**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 November 22, 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: November 22, 2021

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President of Council  
Orlando Mercado

ATTEST:

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Township Clerk  
Nancy Power, RMC

Mrs. Trotto made a motion to go into closed session, seconded by Mr. Mignone. Roll call vote:  
All in favor. Motion carried. 5-0.

**GLOUCESTER TOWNSHIP COUNCIL MEETING  
NOVEMBER 22, 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-abs.	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	Mr. Chadwell, Engineer
	Mr. Mercado	Mr. Steven Bach, Redevelopment Engineer

**PUBLIC PORTION:**

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

**ORDINANCE(S) FIRST READING**

**O-21-14**

**ORDINANCE AMENDING ORDINANCE O-03-03, LAND DEVELOPMENT TO PROVIDE A MEDICAL CANNABIS DISPENSARY BY AN ALTERNATIVE TREATMENT CENTER TO INCLUDE A MARIJUANA RETAIL DISPENSARY AS A PERMITTED USE IN THE HC – HIGHWAY COMMERCIAL DISTRICT**

**WHEREAS**, during the November 3, 2020 General Election, New Jersey voters passed Public Ballot Question Number 1, amending the State Constitution to legalize the possession and use of marijuana for persons age 21 and older, and to legalize the cultivation, processing, and sale of retail marijuana pursuant to strict statutory and regulatory licensing standards (the “Constitutional Amendment”); and

**WHEREAS**, pursuant to the Constitutional Amendment, the New Jersey Legislature introduced and enacted the New Jersey Cannabis Regulatory, Enforcement Assistance, and Marketplace Modernization Act, P.L. 2021, c.16 (the “Marketplace Modernization Act”), which amended existing laws governing medical marijuana to establish, among other things, a framework for the licensure, regulation, taxation, and oversight of marijuana businesses; and

**WHEREAS**, Section 31 of the Marketplace Modernization Act authorizes municipalities to enact certain ordinances governing the use, licensure, and taxation of marijuana businesses at the local level, and requires municipalities that wish to enact zoning ordinances governing the marijuana industry to do so within 180 days of the law’s passage; and

**WHEREAS**, Gloucester Township adopted Ordinance O-21-09 on August 09, 2021 within the required 180 days governing the use, licensure, and taxation of marijuana businesses at the local level; and

**WHEREAS**, Gloucester Township wishes to enact this ordinance to allow a Medical Cannabis Dispensary operated by an Alternative Treatment Center to also include a Marijuana Retail Dispensary under a Class 5 New Jersey State Marketplace Conditional, or Microbusiness License within the same facility as the Medical Cannabis Dispensary as a permitted use in the HC – Highway Commercial District; and

**WHEREAS**, this Ordinance, including the terms utilized herein and any interpretation of its provisions, is intended to be consistent with the terms and intent of the New Jersey Cannabis Regulatory, Enforcement Assistance, and Marketplace Modernization Act P.L. 2021, c.16, and its associated regulations, *N.J.A.C. §8:64-1, et seq.*, as amended from time to time; and

**WHEREAS**, this Ordinance is intended only to operate in accordance with and pursuant to the Township’s authority under State Law, and is not intended to authorize nor encourage any activity pertaining to the cultivation, processing, distribution, sale, or use of marijuana and marijuana products in a manner that violates State law or Federal directives; and

**WHEREAS**, the Township Council has reviewed and accepted the recommendation of the Planning Board and has determined that it is in the best interest of the Township to adopt this Amendment.

**NOW THEREFORE BE IT ORDAINED** by the Township Council of the Township of Gloucester, County of Camden, and State of New Jersey, that Ordinance O-03-03, Land Development is hereby amended, as follows:

SECTION 1. That Ordinance O-03-03, Land Development, §416, titled “Highway Commercial (HC) District” subsection B. Permitted Uses is hereby amended to add the following permitted use:

“24. Alternative Treatment Center Medical Cannabis Dispensary.

- a. A Medical Cannabis Dispensary operated by an Alternative Treatment Center, as these terms are defined by the New Jersey Cannabis Regulatory, Enforcement Assistance, and Marketplace Modernization Act, P.L. 2021, c 16, as a satellite dispensary location subject to the following requirements:
  - i. Full support by the Mayor and Township Council of the Township of Gloucester, County of Camden as part of its application to the New Jersey Department of Health for review by the New Jersey Cannabis Regulatory Commission after the effective date of the Jake Honig Compassion Use Medical Cannabis Act, P.L. 2019, c. 153.
  - ii. An Alternative Treatment Center may also operate a Marijuana Retail Dispensary under a Class 5 New Jersey State Marketplace, Conditional, or Microbusiness License within the same facility as the Medical Cannabis Dispensary.

**BE IT FURTHER ORDAINED**, 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; and

**BE IT FURTHER ORDAINED**, that all ordinances and provisions thereof inconsistent with the provisions of this Ordinance shall be and are hereby repealed to the extent of such inconsistency; and

**BE IT FINALLY ORDAINED**, that this Ordinance shall take effect immediately after final passage and publication as required by law.

Introduced: November 22, 2021

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Mayor  
David Mayer

ATTEST:

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Township Clerk  
Nancy Power, RMC

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President of Council  
Orlando Mercado

Mrs. Trotto made a motion to adopt on first reading, to have a second reading and public hearing on December 13, 2021 and to advertise by synopsis, seconded by Mrs. Winters. Roll call vote: All in favor. Motion carried. 5-0.

**ORDINANCE(S) SECOND READING (PUBLIC HEARING):**

**O-20-07**

**ORDINANCE OF THE TOWNSHIP OF GLOUCESTER, COUNTY OF CAMDEN AND  
STATE OF NEW JERSEY AMENDING ORDINANCE O-03-03, LAND  
DEVELOPMENT ADOPTING A LITTLE POND OVERLAY (LPO) ZONING  
DISTRICT FOR BLOCK 20601, LOT 4 GLOUCESTER TOWNSHIP, CAMDEN  
COUNTY, NEW JERSEY.**

Mr. Mercado opened the public hearing.

Steven Bach clarified there are additional lots, included in Lot 4, that are not listed. Mr. Bach provided a synopsis of the ordinance.

Mr. Carlamere further explained conversations with the developer.

Sam Sweet of Erial requested the ordinance be tabled as he stated the agenda was not posted on the website 48 hours prior to the meeting. Mr. Lechner stated from a notice perspective, relevant parties within 200 feet were noticed. Mr. Mercado clarified between the agenda and the addendum. Mr. Carlamere outlined to council the law in New Jersey regarding land developed ordinances and the notices that were sent regarding this ordinance in particular.

Bill Reese of Brookline Drive asked what will stop the developer from applying for low income housing after developing. Mr. Bach explained the property is not zoned to include affordable housing. Mr. Reese asked if a population impact study has been performed. Mr. Bach explained there has not been a formal application. Once an application has been submitted, studies would be completed at that time.

Danielle Angeloni of Cameron Circle expressed her concern with only residents within 200 feet being noticed and how this development will negatively impact her. Ms. Angeloni explained her view that the township should not change the zoning to accommodate the property owner.

Denise Coyne of Chews Landing Road stated the agenda was not posted on the website. Mrs. Coyne expressed her dissatisfaction with the township changing zoning and how the proposed project meets two requirements of the master plan. Mrs. Coyne shared her findings after comparing Gloucester Township with Washington Township.

Sandy Brooks of West Kennedy Drive asked for a percentage of requests that have been turned down. A number could not be provided. Ms. Brooks expressed her concerns with the township catering to a business owner leaving town. Mr. Carlamere clarified.

Dana Hendry of Black Horse Pike expressed her concern with new townhomes and the student body increase to the elementary school. Ms. Hendry stated the impact study should have been completed prior to approving this project. Mr. Mercado explained this ordinance is to approve an overlay, not a project. Mr. Bach explained market rate. Ms. Hendry expressed her concern with empty stores in strip malls currently. Ms. Hendry suggested a time stamp that residents could view showing the agenda was posted.

John Crescenzo of Downs Avenue stated a three-story townhome does not fit in with the current area. Mr. Mercado stated the ordinance allows up to three stories. Mr. Bach further clarified.

Mrs. Power, Township Clerk, provided confirmation the agenda was posted.

Shaunessy Smithman of Millbridge Gardens asked for the phone number for residents to call to see if a meeting is postponed. Mr. Mercado explained. Ms. Smithman expressed her concern with new residents not being able to find employment in town and a lack of public transportation.

Paul Krug of Blackwood Estates suggested adding the time of the meeting on the council agenda. Mr. Krug asked council to consider retaining the commercial zoning on the property to assist property owners in the township. Mr. Krug suggest residents attend meetings for change.

Linda Gilch of Arline Avenue asked if there is a committee that markets businesses in the township. Mr. Mercado explained. Ms. Gilch asked if the public may attend economic development meetings. Mr. Mercado explained.

Elizabeth Dugan of Blenheim stated it appears the township is not following an overall plan when it comes to development. Mr. Mercado explained. Mr. Lechner further explained the township's master plan.

Lou Forshini of Cameron Circle asked if a cannabis facility is being built near Pennco Tech. Mr. Lechner explained that area is being developed for townhomes.

Roseanne Kuchanski stated she believed the property was not for sale, but there are architects and a real estate company involved. Mr. Bach explained that Pettit created the concept plan for the owners. Ms. Kuchanski expressed her dissatisfaction with unbeneficial development in the

township.

Sherry Walsh of Laurelwood Court stated she has been a resident of Gloucester Township her entire life and recounted change that she lived through. Mrs. Walsh suggested single family homes or a 55 and older community.

Brian Burns of Erial stated he also did not see the agenda posted. Mr. Burns asked if commercial property can be purchased as open space and stated there is \$1 million dollars remaining in open space funds. Mr. Burns suggested the township post on the website any disruption of property an acre or more. Mr. Burns described the open space preserved near the Nike Base.

Mr. Lechner explained the planning and zoning board agendas are posted on the website for residents to review.

Sam Sweet of Erial asked for an explanation as to why the agenda was not posted on the website. Mr. Mercado stated the meeting was paused so that Mrs. Power could obtain confirmation. Mrs. Power further explained.

Denise Coyne of Chews Landing Road stated approval of this ordinance sets a precedent that any land owner can do the same thing. A discussion was held regarding commercial property. Mrs. Coyne asked what an overlay means. Mr. Bach explained. Mrs. Coyne asked how many affordable housing units are still needed. Mr. Bach suggested Mrs. Coyne submit an OPRA Request. Mrs. Coyne asked council if they received the recommendation and public comments from the planning board meeting. Mr. Lechner stated the planning board has not memorialized the resolution and minutes have not been completed, but passed by majority vote of the planning board members. Mr. Bach further explained there was no finding by the board to provide comments from the public, but to memorialize the comments in the minutes.

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

Mrs. Trotto made a motion to adopt, seconded by Mr. Mignone. Roll call vote: All in favor. Motion Carried. 5-0.

**O-21-13**

**ORDINANCE FIXING THE COMPENSATION OF OFFICERS AND EMPLOYEES OF THE TOWNSHIP OF GLOUCESTER IN THE COUNTY OF CAMDEN**

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

Mrs. Trotto made a motion to adopt, seconded by Mr. Mignone. Roll call vote: All in favor. Motion Carried. 5-0.

**CONSENT AGENDA:**

**R-21:11-319**

**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:

**CURRENT ACCOUNT**

Per attached computer readout of the claims presented in the amount of \$ 611,029.27

**CAPITAL ACCOUNT**

Per attached computer read out of the claims presented in the amount of \$ 182,392.72

**ANIMAL TRUST**

Per attached computer read out of the claims presented in the amount of \$ 150.00

**TRUST**

Per attached computer readout of the claims presented in the amount of \$ 20,522.25

**OPEN SPACE TRUST**

Per attached computer readout of the claims presented in the amount of \$ 2,818.52

**DEVELOPERS ESCROW**

Per attached computer readout of the claims presented in the amount of \$ 28,447.25

**MANUAL CHECKS**

Per attached computer readout of the claims presented in the amount of \$ 152,259.39

Adopted: November 22, 2021

ATTEST:

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President of Council  
Orlando Mercado

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Township Clerk,  
Nancy Power, RMC

Mrs. Winters made a motion to adopt, seconded by Mrs. Trotto. Roll call vote: All in favor.  
Motion Carried. 5-0.

**R-21:11-320**

**RESOLUTION AUTHORIZING REFUNDS FROM THE DEPARTMENT  
OF COMMUNITY DEVELOPMENT**

**BE IT RESOLVED** by the Township Council of the Township of Gloucester that the following refunds be and are hereby authorized:

Refund for fence variance Application# 212037C in the amount of \$160.00.

Payable to: Keva White  
2 Sterling Court  
Blackwood, NJ 08012

Adopted: November 22, 2021

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President of Council  
Orlando Mercado

ATTEST:

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Township Clerk  
Nancy Power, RMC

Mrs. Winters made a motion to adopt, seconded by Mrs. Trotto. Roll call vote: All in favor.  
Motion Carried. 5-0.

**R-21:11-321**

**RESOLUTION AUTHORIZING REFUNDS FROM THE DEPARTMENT  
OF FINANCE**

**BE IT RESOLVED**, by the Township Council of the Township of Gloucester that the following refunds be and are hereby authorized:

#15402-212037C  
2 Sterling Court  
Block 8601 Lot 15

Keva White  
2 Sterling Court  
Blackwood, NJ 08012  
Balance of unexpended escrow: \$150.00

Adopted: November 22, 2021

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President of Council  
Orlando Mercado

ATTEST:

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Township Clerk  
Nancy Power, RMC

Mrs. Winters made a motion to adopt, seconded by Mrs. Trotto. Roll call vote: All in favor.  
Motion Carried. 5-0.

**R-21:11-322**

**RESOLUTION TO AUTHORIZE THE TAX COLLECTOR TO GRANT SENIOR  
CITIZEN, DISABLED, OR VETERAN DEDUCTION FOR THE YEAR 2021 AS  
INDICATED AND TO ADJUST ANY BALANCE**

**WHEREAS**, the following applicants are the owners of a residential property located in the Township of Gloucester, and,

**WHEREAS**, they have properly filed an application for a Senior Citizen, Disabled, or Veteran Deduction with proof of eligibility, and

**WHEREAS**, the Assessor has reviewed and approved said application and adjusted the records for 2021,

**THEREFORE, BE IT RESOLVED** by the Township Council of the Township of Gloucester that the Tax Collector is authorized to grant said deduction and/or adjust any resulting balances for the year 2021 and refund any balances for the amounts indicated.

<b>Block</b>	<b>Lot</b>	<b>Name</b>	<b>Comment</b>	<b>Amount of Deduction</b>
203	8	Lorraine Ricci	Add Widow of Vet Deduction 2021	250.00
7814	4.02	Ervin Hannah	Add Veteran Deduction 2021	250.00
8003	2	John J. Morley	Add Veteran Deduction 2021	250.00
8003	2	C2702	Add Senior	250.00
3004	10	Joan DuPont a/k/a Joan Baine	Add Veteran	250.00
8701	29	Michael Kennedy	Add Senior Deduction 2021	250.00
11602	29	Jane Daly	Add Disability Deduction 2021	250.00
18402	9	Steven Lawrence	Add Disability	250.00

Deduction 2021

Adopted: November 22, 2021

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President of Council  
Orlando Mercado

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Township Clerk  
Nancy Power, RMC

Mrs. Winters made a motion to adopt, seconded by Mrs. Trotto. Roll call vote: All in favor. Motion Carried. 5-0.

**R-21:11-323**

**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:

<b>BLOCK</b>	<b>LOT</b>	<b>NAME AND ADDRESS</b>	<b>YEAR</b>	<b>AMOUNT</b>	<b>REASON</b>
14904	1	Ronald and Valerie Padgett 1 Teakwood Lane Sicklerville, NJ 08081	2021	\$2,622.45	Overpayment
18310	17	Desmond & Aykine Hicks 6 Point View Court Sicklerville, NJ 08081	2021	\$4,035.26	Overpayment

Adopted: November 22, 2021

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President of Council  
Orlando Mercado

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Township Clerk  
Nancy Power, RMC

Mrs. Winters made a motion to adopt, seconded by Mrs. Trotto. Roll call vote: All in favor. Motion Carried. 5-0.

**R-21:11-324**

**RESOLUTION EXTENDING MEMBER PARTICIPATION IN THE COOPERATIVE PRICING SYSTEM FOR COPY PAPER, COMPUTER PAPER AND ENVELOPES AND AUTHORIZING THE TOWNSHIP OF GLOUCESTER TO EXTEND THE COOPERATIVE PRICING AGREEMENT WITH CAMDEN COUNTY SYSTEM ID#57-CCCPS BID A-30/2021 (ON AN AS NEEDED BASIS)**

**WHEREAS**, N.J.S.A. 40A:11-11(5) authorizes contracting units to enter into Cooperative Pricing Agreements; and

**WHEREAS**, the County of Camden, hereinafter referred to as the "Lead Agency", has offered voluntary participation in a Cooperative Pricing System for the purchase of copy paper, computer paper, and envelopes; and

**WHEREAS**, the Township of Gloucester, County of Camden, State of New Jersey, wishes to continue their participation in the Camden County Cooperative Pricing System: and

**WHEREAS**, the term of the Camden County Cooperative Purchase shall be for a term commencing on November 1, 2021 through April 30, 2022 with the option to exercise a six month option; and

**NOW, THEREFORE, BE IT RESOLVED** on this 22nd day of November, 2021 by the



Township Council of the Township of Gloucester, County of Camden, State of New Jersey that Gloucester Township does hereby extend their participation in the Cooperative Pricing Agreement with Camden County.

Adopted: November 22, 2021

ATTEST:

\_\_\_\_\_  
President of Council  
Orlando Mercado

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Township Clerk  
Nancy Power, RMC

Mrs. Winters made a motion to adopt, seconded by Mrs. Trotto. Roll call vote: All in favor. Motion Carried. 5-0.

**R-21:11-325**

**RESOLUTION EXTENDING MEMBER PARTICIPATION IN THE COOPERATIVE PRICING SYSTEM AND AUTHORIZING THE TOWNSHIP OF GLOUCESTER TO EXTEND THE COOPERATIVE PRICING AGREEMENT WITH CAMDEN COUNTY AND DEER CARCASS REMOVAL SERVICE, LLC**

**WHEREAS**, N.J.S.A. 40A:11-11(5) authorizes contracting units to enter into Cooperative Pricing Agreements; and

**WHEREAS**, the County of Camden, hereinafter referred to as the “Lead Agency,” has offered voluntary participation in a Cooperative Pricing System for the removal of Deer Carcass (BID A-45/2019 Third Year Option); and

**WHEREAS**, the Township of Gloucester, County of Camden, State of New Jersey, wishes to continue their participation in the Camden County Cooperative Pricing System.

**NOW, THEREFORE, BE IT RESOLVED** on this 22nd day of November, 2021, by the Township Council of the Township of Gloucester, County of Camden, State of New Jersey that Gloucester Township does hereby extend their participation in the Cooperative Pricing Agreement, Third Year Option, with Camden County from October 1, 2021 through September 30, 2022.

Adopted: November 22, 2021

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President of Council  
Orlando Mercado

Attest:

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Township Clerk  
Nancy Power, RMC

Mrs. Winters made a motion to adopt, seconded by Mrs. Trotto. Roll call vote: All in favor. Motion Carried. 5-0.

**R-21:11-326**

**RESOLUTION AUTHORIZING A REDUCTION IN PERFORMANCE BONDS FOR STREET ENCROACHMENT PERMIT APPLICATIONS**

**WHEREAS**, the applicant for the street encroachment application, S0000170A – 241 Empire Avenue, has supplied the Township of Gloucester with a Performance Bond in the

amount of \$1200.00, and

**WHEREAS**, the Engineer has inspected this project and has given his report to the Township Council of the Township of Gloucester, and

**NOW, THEREFORE, BE IT RESOLVED**, the Township Council of the Township of Gloucester does hereby authorize the reduction of the Performance Bond and installation of a Maintenance Bond for a period of 2 years for Elite Building Construction Corp. as follows:

From: \$1200.00                      to                      \$600.00                      2 Year Maintenance Bond  
Term Ending: 11/22/2023

Elite Building Construction Corp.  
49 Linden Avenue  
Mantua, NJ 08051-1526

APPLICATION: S000170A  
PERMIT: 000170

Adopted: November 22, 2021

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President of Council  
Orlando Mercado

ATTEST:

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Township Clerk  
Nancy Power, RMC

Mrs. Winters made a motion to adopt, seconded by Mrs. Trotto. Roll call vote: All in favor. Motion Carried. 5-0.

**REGULAR AGENDA:**

**R-21:11-327**

**RESOLUTION AUTHORIZING THE TAX COLLECTOR TO CONDUCT AN ACCELERATED ELECTRONIC TAX SALE FOR THE CALENDAR YEAR 2021**

**WHEREAS**, state statute N.J.S.A. 54:5-19.1 authorizes electronic tax sales pursuant to rules and regulations to be promulgated by the Director of the Division of Local Government Services, and

**WHEREAS**, the Director of the Division of Local Government Services has promulgated rules and regulations for electronic tax sales and approved NJ Tax Lien Investors/Realauction.com, LLC to conduct electronic tax sales; and

**WHEREAS**, an electronic tax sale is innovative and provides a greater pool of potential lien buyers, thus creating an environment for a more complete tax sale process; and

**WHEREAS**, the Township of Gloucester wishes to participate in an electronic tax sale; and

**WHEREAS**, the rules and regulations require a municipality to send two (2) notices of tax sale to all properties included in said sale; and

**WHEREAS**, the rules and regulations allow said municipality to charge a fee up to \$25.00 per notice for the creation, printing, and mailing of said notices; and

**WHEREAS**, in an effort to more fairly assign greater fiscal responsibility to delinquent taxpayers, the Township of Gloucester wishes to charge up to \$25.00 per notice mailed which will be assessed specifically to the delinquent accounts that are causing the need for a tax sale and not to the general tax base;

**NOW, THEREFORE, BE IT RESOLVED** by the Mayor and the Township Council of the Township of Gloucester that the Tax Collector is hereby authorized to participate in the accelerated electronic tax sale program and is hereby authorized and directed to charge a fee of up to \$25.00 per notice for each tax sale notice sent in conjunction with the 2021 Accelerated

Electronic Tax Sale.

Adopted: November 22, 2021

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President of Council  
Orlando Mercado

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Township Clerk  
Nancy Power, RMC

Mrs. Trotto made a motion to adopt, seconded by Mrs. Winters. Roll call vote: All in favor. Motion Carried. 5-0.

**PUBLIC PORTION:**

Mr. Mercado opened the public portion.

Paul Krug of Blackwood Estates suggested an alternative to the 7-ton roller the township is accepting bids for. A discussion was held.

Mrs. Felt asked why council cannot attend planning board meetings. Mr. Mercado explained.

Mr. Carlamere explained it is a statutory requirement for a council member to also serve on the planning board. Mrs. Felt inquired into Mrs. Stubbs absence and if a substitute could fill her position. Mr. Mercado clarified.

Sam Sweet of Erial asked how individuals can apply for part time jobs. Mr. Mercado explained.

Mr. Sweet asked if the public can attend virtual Economic Development Corporation meetings. A discussion was held.

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

**POLLING OF DIRECTORS:**

Chief Harkins wished everyone a safe and Happy Thanksgiving.

**POLLING OF COUNCIL:**

Ms. Grace wished everyone a Happy Thanksgiving.

Mr. Mignone wished everyone a safe Thanksgiving.

Mrs. Winters informed residents Covid is on the rise and to be safe.

Mrs. Trotto invited residents to the Gabriel Davies Tavern Holiday open house this weekend.

Mr. Mercado invited residents to the Blackwood Christmas Parade on December 4<sup>th</sup> and the tree lighting on December 12<sup>th</sup>.

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

Respectfully Submitted,

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Council President  
Orlando Mercado

Nancy Power, RMC  
Township Clerk