GLOUCESTER TOWNSHIP COUNCIL MEETING

MAY 9, 2016

PLEDGE ALLEGIANCE TO THE FLAG

INVOCATION: Pastor Linda Davis of Harvest Church

COMMENCEMENT STATEMENT: Mr. Mercado

ROLL CALL:

Mr. Hutchison
Mr. Schmidt
Mrs. Stubbs
Mrs. Winters
Mr. Mignone
Mrs. Trotto
Mr. Mercado

Mr. Carlamere, Solicitor

Mr. Cardis, Business Administrator
Mrs. DiJosie Twp. Clerk, RMC

Mr. Lechner, Community Development
Chief Earle, Police

PUBLIC PORTION: Public participation shall be for agenda items only. Anyone addressing Council may speak one time. Once all those wishing to address Council have had their turns, they may address Council a second time, only if it adds to what was said earlier, not repeating earlier statements.

PROCLAMATION: National Police Week 2016

MINUTES: Waive the reading and accept the minutes of:
Workshop – April 4, and May 2, 2016
Regular Minutes – March 28, and April 11, 2016

BIDS: New Vehicle Wash Treatment System

ORDINANCES: FIRST READING

O-16-07 ORDINANCE OF THE TOWNSHIP OF GLOUCESTER, COUNTY OF CAMDEN AND STATE OF NEW JERSEY ADOPTING AMENDMENT NO. 5 AMENDING ORDINANCE O-02-30 COMMONLY KNOWN AS THE NEW VISION REDEVELOPMENT AREA PLAN TO REVISE THE NVBP – NEW VISION BUSINESS PARK DISTRICT AND ESTABLISH THE NEW VISION RESIDENTIAL COMMERCIAL OVERLAY DISTRICT

RESOLUTIONS:
CONSENT AGENDA

R-16:05-138 RESOLUTION AUTHORIZING THE PAYMENT OF BILLS

R-16:05-139 RESOLUTION OF THE TOWNSHIP COUNCIL OF THE TOWNSHIP OF GLOUCESTER, CAMDEN COUNTY, NEW JERSEY AUTHORIZING THE AWARD OF CONTRACTS PURSUANT TO N.J.S.A. 40A:11-12- STATE CONTRACT FOR CALENDAR YEAR 2016

R-16:05-140 RESOLUTION AUTHORIZING THE ISSUANCE OF A DUPLICATE TAX SALE CERTIFICATE PURSUANT TO CHAPTER 99 OF THE PUBLIC LAWS OF 1997

R-16:05-141 RESOLUTION OF THE TOWNSHIP COUNCIL OF THE TOWNSHIP OF GLOUCESTER APPROVING THE HUD 2016 ONE YEAR ACTION PLAN

R-16:05-142 RESOLUTION AUTHORIZING REFUNDS FROM THE DEPARTMENT OF COMMUNITY DEVELOPMENT

R-16:05-143 RESOLUTION AUTHORIZING THE SOLICITING OF RFP/RFQ'S VIA THE GLOUCESTER TOWNSHIP WEBSITE FOR AN ENVIRONMENTAL ENGINEER

R-16:05-144 RESOLUTION AUTHORIZING REFUNDING OF THE ADMINISTRATION FEE ON A PROPERTY MAINTENANCE LIEN

R-16:05-145 RESOLUTION AUTHORIZING THE REFUNDING OF TAXES

R-16:05-146 RESOLUTION AUTHORIZING THE TAX COLLECTOR TO DISALLOW THE FOLLOWING SENIOR CITIZEN OR DISABLED OR SURVIVING SPOUSE DEDUCTIONS FOR THE YEAR 2015/2016

R-16:05-147 RESOLUTION OF THE TOWNSHIP COUNCIL OF THE TOWNSHIP OF GLOUCESTER, CAMDEN COUNTY, NEW JERSEY, TO ENCOURAGE THE COMMISSION ON PRESIDENTIAL DEBATES TO LOWER THE POLLING PERCENTAGE BELOW 15% TO ALLOW FOR DEBATES THAT ARE MORE INCLUSIVE FO 3RD PARTY CANDIDATES

GT E-GOV ACCESS

PUBLIC PORTION: Public participation, which shall be any item the public chooses to address to the Township Council. Anyone addressing Council may speak one time. Once all those wishing to address Council have had their turns, they may address Council a second time, only if it adds to what was said earlier, not repeating earlier statements.

POLLING OF DIRECTORS

POLLING OF COUNCIL

(If needed)
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

ADJOURNMENT

Proclamation

To recognize National Police Week 2016 and to honor the service and sacrifice of those law enforcement officers killed in the line of duty while protecting our communities and safeguarding our democracy.

WHEREAS, there are approximately 900,000 law enforcement officers serving in communities across the United States, including the dedicated members of the Gloucester Township Police Department;

WHEREAS, there have been 15,725 assaults against law enforcement officers in 2014, resulting in approximately 13,824 injuries;

WHEREAS, since the first recorded death in 1791, more than 20,000 law enforcement officers in the United States have made the ultimate sacrifice and been killed in the line of duty;

WHEREAS, the names of these dedicated public servants are engraved on the walls of the National Law Enforcement Officers Memorial in Washington, D.C.;

WHEREAS, 252 new names of fallen heroes are being added to the National Law Enforcement Officers Memorial this spring, including 123 officers killed in 2015 and 129 officers killed in previous years;

WHEREAS, the service and sacrifice of all officers killed in the line of duty will be honored during the National Law Enforcement Officers Memorial Fund's 28th Annual Candlelight Vigil, on the evening of May 13, 2016;

WHEREAS, the Candlelight Vigil is part of National Police Week, which takes place this year on May 15-21; NOTE: Because May 15, 2016 falls on a Sunday, some events will take place before the official dates of police week 2016.

WHEREAS, May 15 is designated as Peace Officers Memorial Day, in honor of all fallen officers and their families and U.S. flags should be flown at half staff;

THEREFORE, BE IT RESOLVED that the Township of Gloucester Mayor and Council formally designates May 15-21, 2016, as Police Week in the Township of Gloucester, and publicly salutes the service of law enforcement officers in our community and in communities across the nation.

Mayor, Township of Gloucester

Council President, Township of Gloucester

TOWNSHIP OF GLOUCESTER
NEW VEHICLE WASH TREATMENT SYSTEM
BIDS RECEIVED 05-04-2016 @10 AM

CONTRACTOR	BASE BID NO.1	ALT BID	TOTAL BID	BID BOND
R.D. Zeuli, Inc.	$ 117,930.50	$ 24,490.00	$ 142,420.50	10%
J.H. Williams Ent.,Inc.	$ 121,000.00	$ 38,000.00	$ 159,000.00	10%
Parks & Billak	$ 118,300.00	$ 31,660.00	$ 149,960.00	10%
BWM Const. LLC	$ 195,686.70	$ 29,249.00	$ 224,935.70	10%
Fred M. Shiavone Const.	$ 134,468.70	$ 38,472.72	$ 172,941.42	10%
Volmar Construction, Inc.	$ 172,201.00	$ 27,701.00	$ 199,905.00	10%

Respectfully Submitted:

Nancy J. Power
Assistant Township Clerk, RMC

0-16-07 ORDINANCE OF THE TOWNSHIP OF GLOUCESTER, COUNTY OF CAMDEN AND STATE OF NEW JERSEY ADOPTING AMENDMENT NO. 5 AMENDING ORDINANCE O-02-30 COMMONLY KNOWN AS THE NEW VISION REDEVELOPMENT AREA PLAN TO REVISE THE NVBP – NEW VISION BUSINESS PARK DISTRICT AND ESTABLISH THE NEW VISION RESIDENTIAL COMMERCIAL OVERALY DISTRICT.

BE IT ORDAINED by the Township Council of the Township of Gloucester, County of Camden, State of New Jersey that Ordinance O-02-30, known as the "New Vision Redevelopment Plan and Establishing an Area in Need of Redevelopment Pursuant to N.J.S.A. 40A:12A-1 et. seq." be hereby amended, as follows:

SECTION 1. That Article IX, titled "Zone Plan and Zoning Regulations" be and is hereby amended to repeal the New Vision Business Park District (NVBP) land development regulations and replace with the following:

1.0 NEW VISION BUSINESS PARK DISTRICT (NVBP)

A. PURPOSE: The purpose of the New Vision Business Park District is to provide opportunities for comprehensively planned general offices, light manufacturing and warehousing, and planned commercial development within single or multi-tenant buildings that meet the goals and objectives of the New Vision Redevelopment Plan, while also being consistent with existing and planned land development patterns.

B. LAND USE AND REDEVELOPMENT: The Redevelopment Plan regulations as set forth below shall apply to projects with redevelopment agreements and shall supersede the Gloucester Township Land Development Ordinance ("LDO"), except for the following provisions of the LDO that shall be applicable within the New Vision Business Park District to the extent each provision complies with State law, unless otherwise specified in this Redevelopment Plan:

Article V, Performance and Design Standards, except for:

- Section 507, Landscaping and Buffering;
- Section 509, Off-Street Loading;
- Section 510, Off Street Parking;
- Section 511, Recreation Facilities and Open Space; and
- Section 512, (Residential Building Design Standards),

Article VI, Agency Establishment & Rules

Article VII, Development Application Review Procedures

Article VIII, Application Submission Requirements

Article IX, Fees, Guarantees, Inspections & Off-Tract Improvements

Article XI, Administration, Enforcement, Violations & Penalties

Should this Redevelopment Plan and the foregoing provisions of the LDO conflict, the Redevelopment Plan shall govern.

C. DEFINITIONS: All terms herein shall have the same meaning as in the Municipal Land Use Law, N.J.S.A. 40:55D-3 through -7, if defined therein, or the Local Redevelopment and Housing Law, N.J.S.A. 40A:12A-4, if defined therein, unless otherwise specifically noted.

Notwithstanding, the following definitions and land uses within the LDO shall also be incorporated within this Redevelopment Plan by reference:

- Minor Site Plan (LDO Section 202).
- Major Site Plan (LDO Section 202).

- Minor Subdivision (LDO Section 202).
- Major Subdivision (LDO Section 202).

D. PERMITTED USES: In the New Vision Business Park District, no land shall be used and no building shall be erected, altered, or occupied for any purpose except the following:

1. GENERAL OFFICE USES. Including but not necessarily limited to:

   a. Administrative offices.

   b. General and professional offices.

   c. Banks and financial offices.

   d. Medical and dental offices and facilities (including clinical, x-rays, nuclear, and similar medical laboratories).

   e. Scientific or industrial research, engineering, testing or experimental laboratories or similar establishments for research and/or product development, including but not limited to pharmaceutical products.

   f. Wellness centers, which are defined as hospital-sponsored establishments that provide services, facilities and education to promote health, healthcare, wellness, fitness and health maintenance. Such services and facilities may include exercise and fitness facilities, fitness training and education, restorative health services, physical, speech and occupational therapy, cardiovascular therapy, cardiovascular wellness training and similar facilities and services to enhance health, fitness, wellness and well-being. Such services, facilities and education are to be provided by professional training, health, nutrition and medical personnel to the general public.

   g. Nursing homes and assisted living facilities.

   h. Daycare facilities (adult and/or child).

2. LIGHT MANUFACTURING AND WAREHOUSING: Including but not limited necessarily limited to the manufacturing of the following:

   a. Beverages.

   b. Cosmetics.

   c. Pharmaceuticals.

   d. Printing and publishing.

   e. Electronics and small assembly and/or manufacture.

   f. Scientific and optical instruments.

   g. Warehousing and distribution.

3. GENERAL COMMERCIAL USES: Including but not necessarily limited to:

   a. Retail sales and services.

   b. Personal sales and services.

   c. Restaurants and other eating establishments.

   d. Indoor and outdoor recreation and indoor health and fitness centers.

   e. Home improvement centers.

f. Instructional studios, including dance studios, martial arts, creative arts, yoga, pilates, music instruction, cooking schools, and other similar instructional schools.

g. Museums.

h. Academic institutions affiliated with the following permitted uses of Section IX(1.0)(D)(1):

i. Scientific or industrial research, engineering, testing or experimental laboratories or similar establishments for research and/or product development, including but not limited to pharmaceutical products.

ii. Wellness centers, which are defined as hospital-sponsored establishments that provide services, facilities and education to promote health, healthcare, wellness, fitness and health maintenance. Such services and facilities may include exercise and fitness facilities, fitness training and education, restorative health services, physical, speech and occupational therapy, cardiovascular therapy, cardiovascular wellness training and similar facilities and services to enhance health, fitness, wellness and well-being. Such services, facilities and education are to be provided by professional training, health, nutrition and medical personnel to the general public.

iii. Medical and dental offices and facilities (including clinical, x-rays, nuclear, and similar medical laboratories).

4. PLANNED COMMERCIAL DEVELOPMENT: As defined by the Municipal Land Use Law including:

a. Business Park. A planned development specifically designed emphasizing general office uses and/or light manufacturing and warehousing uses and may accommodate at a lower intensity, as a percentage of building coverage, certain commercial uses:

i. A business Park would include but not necessarily be limited to any of the permitted uses as enumerated in Section IX(1.0)(D)(1), General Office Uses and Section IX(1.0)(D)(2), Light Manufacturing and Warehousing and at a lower intensity, as a percentage of building area, commercial uses permitted in Section IX(1.0)(D)(3), General Commercial Uses.

b. Shopping Centers. A planned development specifically designed emphasizing commercial uses and may accommodate at a lower intensity, as a percentage of building area, certain general office uses:

i. A shopping center would include but not necessarily be limited to any of the permitted uses in Section IX(1.0)(D)(3), General Commercial Uses and at a lower intensity the uses permitted in Section IX(1.0)(D)(1), General Office Uses.

c. Hotels and motels. A planned development that may also incorporate any of the following permitted uses in Section IX(1.0)(D)(1), General Office Uses:

i. Administrative offices.

ii. General and professional offices.

iii. Banks and financial offices; and,

The following permitted uses in Section IX(1.0)(D)(3), General Commercial Uses.

iv. Retail sales and services.

v. Personal sales and services.

vi. Restaurants and other eating establishments.

vii. Indoor and outdoor recreation and indoor health and fitness centers; and,

The following additional uses.

viii. Car rental facilities.

ix. Banquet facilities.

x. Night clubs within a hotel only.

d. Conference Center. A planned development that may also incorporate any of the following uses in Section IX(1.0)(D)(1), General Office Uses.

i. Administrative offices.

ii. General and professional offices.

iii. Banks and financial offices; and,

The following permitted uses in Section IX(1.0)(D)(3), General Commercial Uses.

iv. Retail sales and services.

v. Personal sales and services.

vi. Restaurants and other eating establishments.

vii. Indoor and outdoor recreation and indoor health and fitness centers.

e. Multi-Screen movie theater. A planned development that may also incorporate any of the following permitted uses in Section IX(1.0)(D)(3) General Commercial Uses.

i. Retail sales and services.

ii. Personal sales and services.

iii. Restaurants and other eating establishments.

iv. Indoor and outdoor recreation and indoor health and fitness centers.

E. ACCESSORY USES AND STRUCTURES. Any of the following uses and structures may be permitted when used in conjunction with the permitted principal uses:

1. Security office.
2. Employee cafeteria an recreational facilities planned as an integral component of the principal use.
3. Off-street and structured parking.
4. Fences and walls.
5. Bicycle racks.
6. Signs.
7. Minor and Major Home Occupations within a permitted residential use, subject to Section 422.G, Home Occupations of the LDO.
8. Maintenance buildings.
9. Helistops for helicopter takeoffs and landings, as part of a site plan approval.
10. Satellite dish and television antennae.
11. Utilities such as electric, natural gas, public water, and sanitary sewer.

12. Outdoor display of merchandise, products, equipment or similar material or objects, subject to site plan approval.
13. Renewable energy facilities that produce electric energy from solar or photovoltaic technologies, and electric charging stations for vehicles.
14. Child care centers as required to be licensed by the Department of Human Services pursuant to P.L. 1983, c.492 (N.J.S.A. 30:5B-1 et. seq.) within nonresidential uses, when on the business premises and operated for the benefit of employees and tenants either within the building in which the child care center is located, or elsewhere within the Redevelopment Area.
15. Other accessory uses which are customary, subordinate and incidental to a permitted use.

F. BUFFERS: A buffer shall be incorporated into the design of any development that is adjacent existing residential or residentially zoned development within the New Vision Redevelopment Area.

1. The width of the buffer shall be at the discretion of the Redevelopment Entity, which may follow certain environmental features, if applicable, and may be required to screen different land use intensities, protect natural resources and topographic conditions, and preserve the natural character and viewsheds of the Township.

G. UTILITIES: At the discretion of the Redevelopment Entity, certain utilities may be permitted as principal uses within the New Vision Business Park District should the use be deemed necessary to satisfy a regional need and will promote public health, safety and general welfare.

H. MULTIPLE USES, BUILDINGS, AND STRUCTURES: Multiple uses, buildings, and structures are permitted on a single lot, and multiple uses are permitted in a single building or structure.

I. RESIDENTIAL SITE IMPROVEMENT STANDARDS (RSIS): All site improvements constructed in connection with residential development shall comply with the Statewide Residential Site Improvements Standards, N.J.A.C. 5:21.

J. RECREATION IN A PLANNED RESIDENTIAL DEVELOPMENT: All planned residential developments shall provide sufficient open space and recreation facilities, as determined during the redevelopment and site plan or subdivision approval process, or, in lieu of providing open space and recreational facilities in the Redevelopment Area, the redeveloper may provide any alternative available under applicable law.

K. OFF-STREET LOADING AND PARKING STANDARDS: When reviewing the site plan, the Planning Board shall determine, upon evidence submitted by the applicant and competent testimony, the number of loading and parking spaces required to meet the expected demand. The Planning Board may reduce the required loading and parking for any use if it is part of a larger, multi- use or multi-tenant development and it can be demonstrated that shared loading and parking arrangements would reduce the overall demand. The design of any loading and parking area (other than the number of spaces) should be based on, but not strictly limited to, the design criteria in Sections 509, Off-Street Loading and 510, Off-Street Parking of the LDO.

L. ADDITIONAL REQUIREMENTS: The following additional requirements shall apply to any use in the New Vision Business Park District.

1. All buildings or uses shall be served by public water and sewer.
2. All buildings on a single office or commercial site shall be compatibly designed, whether constructed all at one time or in stages over a period of time. All building walls facing any street or residential area shall be suitably finished for aesthetic purposes.
3. All applications for development involving the proposed construction of one or more buildings must be accompanied by a landscape plan that is signed and sealed by a Landscape Architect licensed in the State of New Jersey.
4. All parking areas used in connection with commercial uses shall be screened through the use of landscaping and/or decorative fencing.
5. Driveways associated with residential development shall comply with Section 424, Driveways (Residential) of the LDO, except as Section 424, Driveways (Residential) may be superseded by the Statewide Residential Site Improvements Standards, N.J.A.C. 5:21.
6. Fences, hedges, and walls shall comply with Section 425, Fences, Hedges, Walls of the LDO.
7. Signs for on-premise advertising shall be of a suitable size and design in consideration of the building or premises on which they are located, the business which they advertise, and consistent with Section IV, Objectives of the New Vision Redevelopment Area Plan.
8. Parking lot layout shall take into consideration pedestrian circulation and activities and may be required to include crosswalks, walkways, bicycle lanes of appropriate width or bicycle compatible features including "sharrow" line striping and signage, and include landscape and hardscape elements.
9. Street and site lighting shall achieve adequate illumination for each specific land use while maintaining architecturally attractive elements and design characteristics consistent with the overall redevelopment plan.
10. Freedom of design is to be encouraged, keeping in mind that buildings shall be constructed in an architecturally appealing manner to advance scenic vistas and viewsheds to enhance the redevelopment of the New Vision Business Park District and shall complement other improvements in the area.

M. DEVELOPMENT AND REDEVELOPMENT REGULATIONS. The Township of Gloucester cannot anticipate the number and diversity of design and land use projects for the NVBP – New Vision Business Park District; however, the following general provisions shall apply to guide redevelopment in accordance with the goals and objectives of the Redevelopment Plan:

1. The Redevelopment Entity and the redeveloper shall comply with all statutes of the State of New Jersey governing development and redevelopment including but not limited to N.J.S.A. 40:55D- 1 et seq. and N.J.S.A. 40A:12A- 1 et seq., as applicable.
2. The designated redeveloper shall comply with all application submission requirements, design standards and development regulations of the Redevelopment Plan, except where waivers are properly approved.
3. Redevelopment proposals will be evaluated as to how they appropriately achieve the redevelopment goals and objectives

of the Redevelopment Plan, independently and interdependently.

4. Flexibility in project planning and design shall be considered; however, building architecture and site improvements shall incorporate quality materials and construction, as well as, functional integration of site plan elements (i.e., landscaping, lighting, parking, stormwater management, etc.) based on recognized smart growth principles.

5. The designated redeveloper may consolidate, subdivide and condominiumize the property or a portion of the property.

6. The redeveloper shall have the option to enter into agreements with subdevelopers for the development of sub-projects within the Redevelopment Area, as further described in the redevelopment agreement or agreements entered into between the redeveloper and the Redevelopment Entity.

7. Because goals of the Redevelopment Plan is to increase economic opportunities; encourage the highest and best use of land; and, promote the overall development of the community, a redevelopment agreement between the Redevelopment Entity and the redeveloper may provide parameters for the mix of taxable and tax-exempt uses. A redevelopment agreement between the Redevelopment Entity and the redeveloper also may set forth bulk parameters for density, floor area ratio, setbacks, building height, and other similar development standards, or such bulk parameters may be set forth in a subsequent amendment to this Redevelopment Plan.

SECTION 2. That Article IX, titled "Zone Plan and Zoning Regulations" be and is hereby amended to add the following headings for the existing NVR – New Vision Residential Overlay District redevelopment regulations previously added by O-13-12, adopted July 22, 2013:

- "2.0 NEW VISION RESIDENTIAL OVERLAY DISTRICT (NVR)" as a heading before the words "A. PURPOSE. The New Vision Residential Overlay District (NVR) is intended to ..."

SECTION 3. That Article IX, titled "Zone Plan and Zoning Regulations" be and is hereby amended to add the following residential commercial overlay district regulations:

3.0 NEW VISION RESIDENTIAL COMMERCIAL OVERLAY DISTRICT (NV-RC)

A. PURPOSE: The New Vision Residential Commercial Overlay District is intended to provide opportunities for a combination of planned residential and commercial land uses generally conforming to the guidelines of the Municipal Land Use Law (N.J.S.A. 40:55D-39b and c) as an alternative to other permitted uses within the New Vision Redevelopment Plan with the specific intent to encourage Planned Development of appropriate residential densities when combined with commercial areas, a desirable visual environment, and open space to provide a transition between existing commercial development in the New Vision Redevelopment Area and adjacent single-family residential development. The Gloucester Township Land Development Ordinance (LDO) shall be applicable to certain performance and design standards, as noted.

B. LOCATION: The New Vision Residential Commercial Overlay District shall be applicable to the following tax blocks and lots:

Block	Lot(s)	Owner	ACRES
18301	10.02	Gloucester Mabrook, LLC	20.29
18301	16, 17, and 18	Gloucester Township	27.39
18319	1	Lakeside Business Park, LLC	13.48
18403	20	Gloucester Township	18.68

C. PLANNED RESIDENTIAL COMMERCIAL DEVELOPMENT: The following residential uses shall be permitted when combined with commercial uses permitted in Section IX(1.0)(D)(1), General Office Uses and Section IX(1.0)(D)(3), General Commercial Uses:

1. Townhouses and condominium units.
2. Garden-style and multi-story multi-family residential dwellings, whether for sale or rent, provided that such facilities exceeding three stories shall provide for reasonable security and access controls as the Redevelopment Entity and/or appropriate land use board may determine as part of site plan review.
3. Live-Work Units, which would include an attached or detached unit that contains a business and a residential unit.
4. Accessory uses customarily associated with planned residential development, such as clubhouses, outdoor and indoor recreation areas, pools, gatehouses, community gardens, and other similar uses and amenities.

D. REDEVELOPMENT REGULATIONS: The following redevelopment regulations shall also be applicable in the NV-RC – New Vision Residential Commercial Overlay District:

1. Section IX(1.0)(B), Land Use and Redevelopment.
2. Section IX(1.0)(C), Definitions.
3. Section IX(1.0)(E), Accessory Uses and Structures.
4. Section IX(1.0)(F), Buffers.
5. Section IX(1.0)(G), Utilities.
6. Section IX(1.0)(H), Multiple Uses, Buildings and Structures.
7. Section IX(1.0)(I), Residential Site Improvement Standards (RSIS).
8. Section IX(1.0)(J), Recreation in a Planned Residential Development.
9. Section IX(1.0)(K), Off-Street Loading and Parking Standards.
10. Section IX(1.0)(L), Additional Requirements.
11. Section IX(1.0)(M), Development and Redevelopment Regulations.

SECTION 3. That Article IX, titled "Zone Plan and Zoning Regulations" be and is hereby amended to add the following

4.0 PROHIBITED USES

A. Any principal use or structure not specified as a permitted use in Section IX(1.0), NVBP – New Vision Business Park shall be deemed to be prohibited. Additionally, no land shall be used and no building shall be erected, altered or occupied for any of the following purposes:

1. Junk yards.
2. Auto salvage yards.
3. Adult Cabaret establishments and Adult Media Stores, as those terms are defined in Section 202 of the LDO.

4. Stockyards and slaughterhouses.
5. Quarrying, mining, and other resource extraction or recovery, except for the removal of soil approved in connection with an approved site plan or subdivision plan.
6. Sanitary landfills, transfer stations or resource recovery facilities.
7. Incinerators.
8. Occupation of recreational vehicles and trailers for residential purposes.
9. Airports and heliports comprising support facilities such as fuel, hangaring and attendants.
10. Outdoor display of merchandise, products, equipment or similar material or objects, other than that permitted and approved pursuant to Section IX(1.0)(E)(12), Accessory Uses and Structures.
11. Outdoor storage.
12. Recycling Centers as defined by N.J.A.C. 7:26A-1.3.

SECTION 3. That Article XVI, titled "Procedures for Amending The Plan" Section A be repealed in its entirety and replaced with the following:

A. This plan may be amended or revised from time to time upon compliance with the requirements of law, provided that, when the revision or amendment materially affects an owner with an interest in the Redevelopment Area, the Township provides written notice to the current owner whose interest therein is materially affected.

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:

Adopted:

ATTEST:

_____
PRESIDENT OF COUNCIL

_____
TOWNSHIP CLERK, RMC

_____
MAYOR

R-16:05-138

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	$ 15,755,846.95
CAPITAL ACCOUNT Per attached computer read out of the claims presented in the amount of	$ 396,097.81
DEVELOPERS ESCROW Per attached computer readout of the claims presented in the amount of	$ 24,587.75
TRUST Per attached computer readout of the claims presented in the amount of	$ 59,405.20
MANUAL CHECKS Per attached computer readout of the claims presented in the amount of	$ 1,324,755.78

Adopted: **MAY 9, 2016**

_____
PRESIDENT COUNCIL

ATTEST:

_____
TOWNSHIP CLERK

R-16:05-139 **RESOLUTION OF THE TOWNSHIP COUNCIL OF THE TOWNSHIP OF GLOUCESTER, CAMDEN COUNTY, NEW JERSEY AUTHORIZING THE AWARD OF CONTRACTS PURSUANT TO N.J.S.A. 40A:11-12 – STATE CONTRACT FOR CALENDAR YEAR 2016**

WHEREAS, Township Council of the Township of Gloucester has determined the necessity of purchasing operating materials, supplies and or equipment, and

WHEREAS, N.J.S.A. 40A:11-12, of the laws of the State of New Jersey permits a contract for purchase to be awarded without prior advertising when said purchase is pursuant to an existing State Contract for supplies, materials or equipment provided that a State Contract number is provided and available for the material, supplies or equipment to be purchased, and

WHEREAS, Township Council has determined that, in the interest efficiency in operation, it is at times in the best interest of the Township of Gloucester to award purchase pursuant to the State Contract.

NOW, THEREFORE, it is herein resolved that contracts for the purchase of materials, supplies and or equipment are hereby authorized and may be awarded to vendors listed herein, pursuant to identified State Contract Numbers and for the calendar year 2016.

Company	**State Contract Number**	**Description**
Asphalt Paving System	81757	Road Micro-surfacing
Konica Minolta Business Solutions	52036	Copiers, supplies

Adopted: May 9, 2016

_____
President of Council

ATTEST:

_____
Township Clerk

R-16:05-140

RESOLUTION AUTHORIZING THE ISSUANCE OF A DUPLICATE TAX SALE CERTIFICATE PURSUANT TO CHAPTER 99 OF THE PUBLIC LAWS OF 1997

WHEREAS, the Tax Collector of Gloucester Township has previously issued two tax sale certificates to Frederik Labaar & Carla A Labaar, which certificates are dated December 29, 2015 covering premises commonly known as and referred to as Block 10405, Lot 14 as set out on the municipal tax map then in use which certificate bears number 15-08007 and Block 13103, Lot 2 as set out on the municipal tax map then in use which certificate bears number 15-08257,

WHEREAS, the purchaser of the aforesaid tax sale certificate has indicated to the Tax Collector that the original certificate was lost and have duly filed the appropriate Affidavit of Loss with the Tax Collector, a copy of which is attached hereto;

NOW THEREFORE, BE IT RESOLVED by the Council of the Township of Gloucester, that the Tax Collector of the municipality be and is hereby authorized, upon receipt of the appropriately executed notarized Loss Affidavit and the payment of a fee of $100 per certificate to issue an appropriate duplicate tax sale certificate to the said purchaser covering the certificate lost as previously described all in accordance with the requirements of Chapter 99 of Public Laws of 1997;

BE IT FURTHER RESOLVED, that a copy of this Resolution and the Loss Affidavit be attached to the duplicate certificate to be issued to said purchaser and that said duplicate certificate shall be stamped or otherwise have imprinted upon it the word "Duplicate" as required by law.

Adopted: May 9, 2016

ATTEST:

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President of Council

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Township Clerk

R-16:05-141

RESOLUTION OF THE TOWNSHIP COUNCIL OF THE TOWNSHIP OF GLOUCESTER APPROVING THE HUD 2016 ONE YEAR ACTION PLAN

WHEREAS, under Title 1 of the Housing and Community Development Act of 1974, as amended, the Secretary of the U.S. Department of Housing and Urban Development, HUD, is authorized to extend financial assistance to communities in the elimination or prevention of slums and urban blight or activities which will benefit low and moderate income individuals and families, or other urgent community development needs; and

WHEREAS, the Township is required by HUD to prepare a Five Year Consolidated Plan to identify needs and develop strategies to address those needs; and

WHEREAS, the Township is further required to prepare annually an Action Plan for each of the five years included in the Consolidated Plan, said Action Plan to describe the amount of funding to be received from HUD and the Township's plans for using that funding; and

WHEREAS, the Township has completed a Five Year Consolidated Plan for the period 2015 through 2019 and offered said Plan for public display and comment for the prescribed period; and

WHEREAS, HUD has advised the Township that its allocation for FY2016 is $251,772; and the Township anticipates $35,000 in program income for a total of $286,272; and the Township, has developed an Annual Action Plan for the use of those funds and has offered said Plan for public display and comment for the prescribed period; and

WHEREAS, The Township Council of the Township of Gloucester has reviewed the CDBG Program Annual Action Plan for 2016, both as presented by the Grants Office;

NOW, THEREFORE, BE IT RESOLVED by the Township Council of the Township of Gloucester that:

Section 1. The Annual Action Plan for 2016 for the CDBG Program is hereby, in all respects, approved.

Section 2. The Mayor of the Township of Gloucester, on behalf of the Township Council, is hereby authorized to provide such assurances and certifications as required by HUD and any supplemental or revised data which HUD may request in connection with the review of this application.

Adopted: May 9, 2016

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PRESIDENT OF COUNCIL

ATTEST:

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TOWNSHIP CLERK

R-16:05-142 **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 authorized:

Refund for Zoning Variance Application number 162019C in the amount of $160.00

Payable: Edward T. Downs, Jr.
14 Sofia Court
Blackwood, NJ 08012

Adopted: May 9, 2016

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President of Council

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Township Clerk

R-16:05-143

RESOLUTION AUTHORIZING THE SOLICITING OF RFP/RFQ'S VIA THE GLOUCESTER TOWNSHIP WEBSITE FOR AN ENVIRONMENTAL ENGINEER

WHEREAS, the laws of the State of New Jersey pursuant to Public Contracts and Pay-to-Play legislation authorizes request for qualifications for various professional services; and

NOW, THEREFORE, BE IT RESOLVED that the Soliciting of RFP/RFQ'S via the Gloucester Township Website is hereby authorized, in accordance with the respective specifications provided through the office of the Business Administrator for the following positions:

Environmental Engineer

Adopted: May 9, 2016

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COUNCIL PRESIDENT

ATTEST:

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TOWNSHIP CLERK

R-16:05-144

RESOLUTION AUTHORIZING REFUNDING OF THE ADMINISTRATION FEE ON A PROPERTY MAINTENANCE LIEN

WHEREAS, a property maintenance lien was added to Block 11207, Lot 14, located at 503 Hobart Drive for grass cutting, to property owner to Mazhar Hussain and;

WHEREAS, the resident claims he took care of the property all season;

NOW, THEREFORE, BE IT RESOLVED, that the Mayor and Council of the Township of Gloucester is hereby authorizing the treasurer to refund administration fee of the property maintenance in the amount of $1,050.00.

Adopted: May 9, 2016

ATTEST:

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President of Council

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Township Clerk, RMC

R-16:05-145

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
11707	4	Nancy Dougherty 61 Lamp Post Lane Somerdale, NJ 08083	2016	521.56	Overpayment
18309	2	Surety Title, LLC 11 Eves Dr., Suite 150 Marlton, NJ 08053	2016	2,625.22	Overpayment

ADOPTED: May 9, 2016

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Council President

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Township Clerk

R-16:05-146

RESOLUTION AUTHORIZING THE TAX COLLECTOR TO DISALLOW THE FOLLOWING SENIOR CITIZEN OR DISABLED OR SURVIVING SPOUSE DEDUCTIONS FOR THE YEAR 2015/2016

WHEREAS, the following Senior Citizens or Disabled or Surviving Spouse persons did not file an annual Post Tax Year Statement(PD-5) or,

WHEREAS, the Post Tax Year Statement was filed declaring income that exceeded the $10,000 income limit or,

WHEREAS, the applicants entitled to this deduction have moved from the property that they resided at the time of application,

WHEREAS, four separate notices were mailed to these people in an attempt to have the proper forms returned in a timely manner,

AND, WHEREAS, all of these Senior Citizen, Disabled, or Surviving Spouse persons were mailed a Notice of Disallowance Form(PD-5) as required by N.J.S.A. 54:4-8.44a,

NOW, THEREFORE BE IT RESOLVED, that the Township Council of the Township of Gloucester to disallow the deduction indicated for the Tax Year 2015/2016 as indicated.

BLOCK	LOT	NAME DEDUCTION	2015	2016	REASON
603	25	Cross Senior Citizen		250.00	Moved
704	13	Prowe Senior Citizen		250.00	Deceased
902	13	Dent Senior Citizen	250.00		Moved
1702	18	Super Senior Citizen		250.00	Deceased
1802	6	Stezzi Senior Citizen		250.00	Deceased
1802	13	Henry Senior Citizen		250.00	Deceased
1903	4	Misik Senior Citizen	250.00	250.00	Income Over
2701	3	Williams Senior Citizen	250.00		Moved
2903	2	Lopez Senior Citizen	250.00		Moved
3203	36	Katsaros Senior Citizen	250.00	250.00	No Form
3203	41	Toliver Senior Citizen	250.00	250.00	Deceased
3203	70	Wosczyna Senior Citizen		250.00	Deceased
3204	3	Mac'Kenzie Senior Citizen		250.00	Deceased
3301	21	Henning Senior Citizen	250.00	250.00	Income Over

BLOCK	LOT	NAME DEDUCTION	2015	2016	REASON
3309	21	Hirsh Senior Citizen		250.00	Deceased
5203	6	Sabato Disabled	250.00	250.00	Income Over
7602	5.15	Aversa Senior Citizen	250.00		Income Over
7603	15	Tandoi Senior Citizen	250.00	250.00	Income Over
7801	4	Mastrone Disabled	250.00		Income Over
8006	1-C0602	Kearney Disabled	250.00	250.00	No Form
8103	44	Young Senior Citizen	250.00	250.00	No Form
8105	44	Luczkiewiez Senior Citizen		250.00	Deceased
9105	3	Genovese Senior Citizen	250.00	250.00	Income Over
9107	16	Heran Senior Citizen	250.00	250.00	No Form
9204	8	Krauss Senior Citizen	250.00	250.00	No Form
10002	2	McCarthy Senior Citizen		250.00	Deceased
10105	16	Burns Senior Citizen		250.00	Deceased
10607	1	Roesley Senior Citizen		250.00	Deceased
11401	64	Casale Disabled	250.00	250.00	No Form
11902	21	Holmes Senior Citizen	250.00	250.00	Income Over
11904	8	Palumbo Senior Citizen		250.00	Deceased
12203	7	Ashman Senior Citizen		250.00	Moved
13201	1	Carter Disabled		250.00	Moved
13306	1-C0302	Ali Senior Citizen	250.00	250.00	No Form

BLOCK	LOT	NAME DEDUCTION	2015	2016	REASON
13307	6.03- C1607	Brooks Senior Citizen	250.00	250.00	No Form
13604	11	Coia Senior Citizen	250.00		Moved
14402	30	Hamilton Senior Citizen	250.00		Moved
14701	26	Wright Disabled	250.00	250.00	Moved
15201	14	Wasson Disabled	250.00	250.00	Income Over
15202	25	Laskowski Disabled	250.00	250.00	No Form
15601	4	Stanford Disabled	250.00		Income Over
15805	32	Smith Senior Citizen		250.00	Deceased
15908	19	Anderson Senior Citizen	250.00	250.00	Income Over
16102	8	Pompei Senior Citizen	250.00	250.00	No Form
16109	7	Pascetta Senior Citizen	250.00	250.00	Income Over
16202	1	Felice Senior Citizen	250.00	250.00	No Form
16208	9	Menchaca Senior Citizen	250.00	250.00	Income Over
16601	7	Paczkoski Disabled	250.00	250.00	No Form
16901	21	Glielmi Disabled	250.00	250.00	No Form
18102	9.17	Delviscio Disabled		250.00	Moved
18203	5	Donnell Senior Citizen	250.00	250.00	Income Over
19807	6	Zammer Senior Citizen	250.00	250.00	No Form

ADOPTED: May 9, 2016

President of Council

Township Clerk

R-16:05-147

RESOLUTION OF THE TOWNSHIP COUNCIL OF THE TOWNSHIP OFGLOUCESTER, CAMDEN COUNTY, NEW JERSEY, TO ENCOURAGE THE COMMISSION ON PRESIDENTIAL DEBATES TO ALLOW FOR DEBATES THAT ARE MORE INCLUSIVE OF 3RD PARTY CANDIDATES

WHEREAS. The Township Council of the Township of Gloucester believes that most voters in a presidential election get their information about a presidential candidate by watching open debates, and

WHEREAS. The health of our democracy depends, in part, on the ability of an individual, group or political philosophical view point be given equal opportunity to be heard and received by the electorate, and

WHEREAS. The Commission on Presidential Debates is a 501(c)3 non-profit formed by the Democratic and Republican parties to establish rules that govern the way presidential election debates are run, and

WHEREAS. Current rules and regulations limit debate participation to party candidates that achieved a 15% polling support level across five national polls, and

WHEREAS. In following this year's presidential election debates, it is easy to come to the belief that there is only a two party choice in this or any given election, and

WHEREAS. If third party candidates were given a more inclusive opportunity to voice their issues it would make for a more informative election process.

NOW THEREFORE, BE IT RESOLVED by the Township Council of the Township of Gloucester that the Commission on Presidential Debates is encouraged to amend the rules that govern presidential debates to allow for debates that are more inclusive to potential candidates of 3rd Parties.

Adopted: May 9, 2016

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PRESIDENT OF COUNCIL

ATTEST:

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TOWNSHIP CLERK