

**MINUTES  
WOOLWICH TOWNSHIP COMMITTEE  
MARCH 1, 2021**

**VIRTUAL MEETING. CALL IN INFORMATION 206-279-9591 ID# 212514**

Mayor Marino called the meeting to order at 6:02 p.m. with the following statement:

The March 1, 2021 regular meeting of the Woolwich Township Committee is being called to order. Adequate notice of this meeting has been given in accordance with the Open Public Meetings Act.

Roll Call: Callahan: PRESENT Frederick: PRESENT Nocentino: PRESENT  
Matthias: PRESENT Marino: PRESENT

Also present via telephone were Solicitor Alice, Deputy Chief Morgan and Engineer Staszewski. The Administrator/Clerk was present on the dais.

Those present saluted the American Flag.

Mayor Marino commented regarding a news article that portrayed three future warehouses at the intersection of Locke Ave./Oak Grove Road/Rt. 322 advising that the site plan is not accurate. He added that two warehouses have been approved and the third depicted on the west side of the intersection is in concept only. He further advised that the two approvals will entail the reconstruction of the intersection.

Motion was made by Deputy Mayor Matthias and seconded by Committeeman Nocentino to open the meeting to public comment for agenda items only. All were in favor.

Mike Verde, 16 Oak View Terrace addressed the Committee with continued concerns of the Chestnut Ridge development. He specifically noted that the rear basin is not fully enclosed and asked who signed off and why.

Mayor Marino responded that the basin plan would have been addressed by the Joint Land Use Board at the time of development approval.

Mr. Verde was apprised of the date of the next Land Use Board meeting.

David Cappozola, 213 Beech Lane, advised the Committee that while he is aware of the plans for park expansion that are currently on hold, there is a need for more field space.

Mayor Marino responded that the Committee is aware of the need for playing space, and that while they are committed to moving forward with the expansion project, it has been an uphill battle dealing with state regulations.

Mr. Cappozola responded that there needs to be a contingency plan.

Mayor Marino stated that the township hopes to break ground by the end of the year and estimated a 12-18 month buildout.

Dean Stiles, 128 Garwin Road asked why there have been survey stakes placed in and around his property.

Mayor Marino noted that the stakes may be the property at the corner of Rt. 322 and Garwin as the property has been purchased by a developer. He added that the property is also along the sewer connection route.

Hearing no further comments, motion was made by Deputy Mayor Matthias, seconded by Committeeman Frederick and unanimously passed to close the public portion. All were in favor.

Committeeman Frederick moved to approve a consent agenda for resolutions R-2021-63 through and including R-2021-71. Committeeman Nocentino seconded. All were in favor.

**R-2021-63 Resolution of the Township of Woolwich Elevating Patrick Collins to the Position of 7<sup>th</sup> Class Patrolman within the Woolwich Township Police Department**

**R-2021-64 Resolution of the Township of Woolwich Elevating Brandon Hamer to the Position of 6<sup>th</sup> Class Patrolman within the Woolwich Township Police Department**

**R-2021-65 Resolution of the Township of Woolwich Authorizing the Endorsement of a "Statement of Consent" Form-Tavistock at Woolwich**

**R-2021-66 Resolution of the Township of Woolwich Authorizing a Shared Service Agreement with the Township of Logan for the Provision of Electrical Subcode Official Services**

**R-2021-67 Resolution Authorizing Award of Bid in the Amount of \$297,800.00 for NJDOT FY2019 Municipal Aid Project-Swedesboro Avenue**

**R-2021-68 Resolution Authorizing 2020 Municipal Service Reimbursements to Lexington Mews Condominium Association in the Total Amount of \$28,624.68 for Snow Removal and Solid Waste/Recycling Removal Pursuant to the Municipal Services Act**

**R-2021-69 Resolution Authorizing 2020 Municipal Service Reimbursements to Four Seasons at Weatherby in the Total Amount of \$13,148.70 for Snow Removal and Street Lighting Pursuant to the Municipal Services**

**R-2021-70 Resolution Authorizing Budget Appropriation Transfers During the First Three Months of the Succeeding Year for the Township of Woolwich, County of Gloucester, State of New Jersey**

**R-2021-71 Township of Woolwich, County of Gloucester, 2021 Emergency temporary Budget NJSA 40A:4-20**

Committeeman Frederick moved to adopt resolutions R-2021-163 through and including R-2021-71. Committeeman Nocentino seconded. All were in favor.

**Roll Call: Callahan: YES, Frederick; YES, Nocentino: YES, Matthias: YES, Marino: YES** Motion carried

Committeeman Frederick questioned the budgetary time frame. The Administrator/Clerk advised that the Auditors completed their work on the AFS that day, allowing the budget process to begin with an April target date for introduction/adoption.

Committeeman Callahan asked Mr. Staszewski if it is possible to string together other funds on the NJDOT project referenced in R-2021-67. Mr. Staszewski replied that the award time frame does not allow further time.

The Committee discussed remediation of the Palladino property under old business, as follow-up from the 2-15 meeting. Noted that Robert Lamilla of Parker McCay joined the conversation via telephone.

Mayor Marino informed the engineer that the Committee has reviewed expenses related to the property and asked if the township conducts further remediation is there a guarantee of getting the state's reimbursement.

Discussion ensued as to the expenditure of additional funds towards remediation resulting in a trigger for further remediation.

Mr. Lamilla stated that the requirement was to cap two 10x10 arsenic hot spots, and that the site is considered clean from a DEP standpoint.

Mayor Marino asked if doing nothing would result in flexibility towards use versus moving forward with reimbursement tying the townships hands as to future use.

Mr. Lamilla replied that once the DEP has placed the property on a list, it would continue to be flagged.

Mayor Marino suggested determining the best use of the land prior to proceeding.

Deputy Mayor Matthias suggested that continuing following through with capping the areas in question shows the DEP that the Township has done all that it can and provides the opportunity to get back taxpayer dollars.

The Deputy Mayor asked if the property would remain on the open space inventory and still allowed passive use. Mr. Lamella replied that it would.

Committeeman Nocentino stated that the funds already expended almost make the reimbursement not worth it, but suggested it be given one more try.

Mayor Marino suggested asking the township engineer to come back with a not to exceed number to cap the areas in question. Committeeman Frederick added that he would like to see cost and timeline.

Under new business, the Committee reviewed section 182-3.1 of the Woolwich Township Code regarding storage of vehicles, suggesting an amendment to limit the number of vehicles allowed.

The Solicitor stated that it is a common ordinance.

The Administrator/Clerk suggested that limitations should be governed by lot size.

Solicitor Alice will research the issue and provide sample ordinances from other towns.

Discussion then ensued regarding compliance with the SAM Policy as to conducting background checks for employees and volunteers. The Committee also discussed whether sponsored recreation groups would fall under township policy.

Committeeman Frederick noted that an event is coming up whereby volunteers will need the background check. Solicitor Alice responded that while the policy is already in place, the township is still ahead of the curve as to intent to comply.

The Solicitor will reach out to the JIF for clarification.

Deputy Mayor Matthias moved to open the meeting to public comment. Committeeman Callahan seconded. All were in favor.

Hearing no comment, Committeeman Nocentino moved to close the public portion. Committeeman Callahan seconded. All were in favor.

Motion was made by Committeeman Nocentino to approve resolution **R-2021-72 Resolution for Closed Session**. Committeeman Callahan seconded. All were in favor.

The Committee entered closed session at 6:49 p.m. for the purpose of discussing the following matters:  
Contractual Matters-PILOT Negotiations-Reserve at Woolwich  
Potential Litigation-Meadow Woods Estates Remediation  
Litigation-Woolwich Investors

The regular meeting reconvened at 7:31 p.m.

Motion was made by Deputy Mayor Matthias and seconded by Committeeman Callahan to approve the bills presented for payment.

**Roll Call: Callahan: YES, Frederick: YES (abstain on Verizon); Nocentino: YES, Matthias: YES, Marino: YES**

Having no further business, Deputy Mayor Matthias moved to adjourn the meeting. Committeeman Frederick seconded. All were in favor.

The meeting adjourned at 7:31 p.m.

Respectfully submitted,

Jane DiBella  
Administrator/Clerk

Minutes not verbatim  
Audio recording on file