

**AGENDA
WOOLWICH TOWNSHIP COMMITTEE
DECEMBER 5, 2022**

Call to order:

The December 5, 2022 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:

Flag Salute:

2022-267 Resolution of the Township of Woolwich Making Administrative Elevation to the Position of Lieutenant within the Woolwich Township Police Department

Privilege of the Floor/Agenda Items: The public is reminded to please stand and state their name and address for the record prior to addressing the Committee.

2022-13 An Ordinance of the Township of Woolwich Adopting Changes to its Personnel Policies and Procedures Manual to Allow for the Accrual of Sick Time for Part-Time and Seasonal Employees
Second Reading/Public Hearing

2022-14 An Ordinance Granting Renewal of Municipal Consent to Comcast of South Jersey, LLC to Construct, Connect, Operate and Maintain a Cable Television and Communications System in the Township of Woolwich, Gloucester County, New Jersey
Second Reading/Public Hearing

2022-15 An Ordinance Approving the Application and Financial Agreement for a Long-Term Tax Exemption with CP Woolwich Urban Renewal, LLC for Block 28.04, Lot 7 on the Official Tax Map of the Township of Woolwich
First Reading/Introduction

2022-16 An Ordinance of the Township of Woolwich, County of Gloucester, State of New Jersey Adopting an Amendment to the Kings Landing Redevelopment Plan
First Reading/Introduction

Resolutions:

R-2022-268 Resolution Authorizing the Issuance of Street Opening Permit- 127 Palmer Place

R-2022-269 Resolution of the Township of Woolwich Making an Elevation within the Woolwich Township Police Department

R-2022-270 Resolution Amending Woolwich Township Resolution #2022-257 Authorizing Cancellation of Rollback Taxes for 2022

R-2022-271 Resolution of the Township of Woolwich Making an Elevation within the Woolwich Township Police Department

R-2022-272 Resolution of the Township of Woolwich Making an Elevation within the Woolwich Township Police Department

R-2022-273 Resolution Authorizing the Tax Collector to Transfer or Refund Overpayments of Taxes

R-2022-274 Resolution Authorizing the Execution of a Recognition Agreement for the Tavistock at Woolwich Affordable Housing Project

R-2022-275 Resolution Authorizing the Execution of a Cost Sharing Agreement for a Proposal regarding Warrington Mill Dam

R-2022-276 Resolution Authorizing the Execution of Deeds for a Portion of Various Properties Along Windsor Drive To Owners Of Block 2.01, Lots 3, 5, 7, 8, 9, 10, 11, 13, 14, 15, 18, 24 & 28

R-2022-277 Resolution Requesting Approval of Items of Revenue and Appropriation

Old Business:

New Business: Scheduled close out proposal meeting December 28, 2022 6pm
RFP- rejecting Planner bid for Township and JLUB; Re-bid for Joint Planner for Township and JLUB

Privilege of the Floor: The public is reminded to please stand and state their name and address for the record prior to addressing the Committee.

R-2022-278 Resolution for Closed Session

Personnel-Police Interviews
Contract Negotiation: School District

Approval of Bills and P.O.'s:

Adjournment:

NOTICE PURSUANT TO N.J.S.A. 10:4-8(d)

The items listed on the tentative agenda of the Mayor and Township Committee of the township of Woolwich constitutes the agenda to the extent known at the time of posting. Since this agenda is tentative, items may be added and/or deleted prior to the commencement of the meeting. Formal action may or may not be taken regarding each item listed on the final agenda.

RULES AND REGULATIONS OF THE WOOLWICH TOWNSHIP COMMITTEE: These procedures are designed to ensure an orderly conduct of business and to allow the tape recording of the proceedings to record all comments made with accuracy.

Township Committee welcomes public comment on any governmental issue that a member of the public feels may be of concern to the resident of the municipality. There will be two (2) portions, up to thirty (30) minutes in duration or as determined by the Mayor or Deputy Mayor, set aside for such comment at every monthly meeting of the Committee. There will be no other public comment accepted unless directed by the Mayor or Deputy Mayor or by an approved motion of the Committee, such as a public hearing.

Comments relating to specific items that are scheduled for a public hearing can only be made at the time of the public hearing on the issue. In taking action on these items, the Township Committee will consider the comments

presented at public hearing and any member of the committee can request the Mayor or Deputy Mayor designee for permission to question or address Township Committee.

Each person who wishes to speak shall raise his or her hand to be recognized before speaking. When recognized, the speaker must state their name, address and purpose of their comments. A second opportunity for the same individual to speak will only be allowed after all others have had their opportunity.

Individuals' comments will be limited to a maximum of five (5) minutes to allow as many residents to speak as possible. Other members of the Committee, municipal employees or Township professionals will respond only when requested by the Mayor or his/her designee.

No intra-audience dialogue is permitted during the open session of any meeting. Such behavior is disruptive and will not be permitted.

Speakers on both sides shall treat each other with courtesy and respect in both action and utterance. No personal attacks or "poisonous" rhetoric will be permitted. The Mayor or Deputy Mayor will give one warning of improper behavior or rhetoric to a speaker. On the next offense the speaker will be asked to relinquish the floor to another speaker.

Closed sessions of the Township Committee will normally be held at the end of the normal business part of any meeting. Exceptions to this may be made due to professional commitments or anticipated outcomes deemed of significant public interest.

RESOLUTION OF THE TOWNSHIP OF WOOLWICH MAKING ADMINISTRATIVE ELEVATION TO THE POSITION OF LIEUTENANT WITHIN THE WOOLWICH TOWNSHIP POLICE DEPARTMENT

R-2022-267

WHEREAS, the Township of Woolwich wishes to make administrative elevation within the Woolwich Township Police Department due to the elevation of Thomas Daniels to the position of Captain; and

WHEREAS, the Woolwich Township Police Department has an existing and approved succession plan in place and based upon said, the former Lieutenant, Thomas Daniels was elevated to the position of Police Captain; and

WHEREAS, based upon these factors, after considerable review and deliberation, the Township Committee of the Township of Woolwich, as the Appropriate Authority, is pleased to elevate Sergeant Anthony Verrilli to the position of Lieutenant effective this date; and

NOW THEREFORE BE IT RESOLVED by the Township Committee of the Township of Woolwich as follows:

1. Pursuant to the Ordinances of the Township of Woolwich and the Woolwich Township Police Department Succession Plan, Anthony Verrilli be and is hereby appointed as Lieutenant of Police for the Township of Woolwich effective as of this date.
2. Terms of said employment in such position, including annual salary, shall be written as in the effective "Employment Contract between Woolwich Township and Superior Officers" adopted on December 20, 2021 for the years 2022 through and including 2025.

Adopted this 5th day of December, 2022

TOWNSHIP OF WOOLWICH

ATTEST: _____
Jessica Mignogna, Deputy Clerk

Craig Frederick, Mayor

CERTIFICATION

The foregoing resolution was duly adopted by the Township Committee of the Township of Woolwich at a meeting held on the 5th day of December, 2022.

Jessica Mignogna, Deputy Clerk

**ORDINANCE OF THE TOWNSHIP OF WOOLWICH ADOPTING CHANGES TO ITS
PERSONNEL POLICIES AND PROCEDURES MANUAL TO ALLOW FOR THE ACCRUAL
OF SICK TIME FOR PART-TIME AND SEASONAL EMPLOYEES
2022-13**

WHEREAS, On January 6, 2020, the New Jersey Department of Labor and Workforce Development (DLWD) Issued Earned Sick Leave Rules that further explain employer responsibilities under The New Jersey Earned Sick Leave Law, which took effect on October 29, 2018; and

WHEREAS, the Township of Woolwich maintains, and periodically updates, its Personnel Manual setting forth the Policies & Procedures applicable to Township employees outside the context of matters directly addressed through collective bargaining agreements; and

WHEREAS, the Manual was last adopted in its full form with an effective date of June 21, 2021 with certain sections of the Personnel Manual amended June 21, 2021 and September 6, 2022; and

WHEREAS, the amendments made did not allow for the accrual of sick time for part-time or seasonal employee's which is in conflict with the law; and

WHEREAS, the Township of Woolwich wishes to further amend said policy to include accrual of sick time for part-time or seasonal employees in accordance with the law, by providing 1 hour of sick time for every 30 hours worked, capped at a total of forty (40) hours; and

WHEREAS, based upon the need to implement an amendment to be compliant with Law, the Township Committee of the Township of Woolwich desires to amend the Sick Leave Policy of the Personnel Policies and Procedures Manual, as set forth below;

NOW THEREFORE BE IT ORDAINED by the Township Committee of the Township of Woolwich as follows:

The Sick Leave Policy of the Personnel Policies and Procedures of the Township of Woolwich shall be amended as attached hereto in Exhibit A and shall hereby be adopted; and

BE IT FURTHER RESOLVED, the Administrator shall disseminate the Amendment to the Sick Leave Policy to all Department Heads immediately.

TOWNSHIP OF WOOLWICH

Craig Frederick, Mayor

ATTEST: _____
Jane DiBella, Clerk

CERTIFICATION

The foregoing Ordinance was introduced upon first reading by the Township Committee of the Township of Woolwich at a meeting held on the 21st day of November, 2022. It will be further considered for final adoption upon a second reading and subsequent to a public hearing to be held on such ordinance at which time any interested person(s) may be heard. Said meeting is to be conducted on the 5th day of December, 2022, at the Woolwich Township Building, 120 Village Green Drive, Woolwich Township, New Jersey, beginning at 6:30 p.m.

Jane DiBella, Clerk

CERTIFICATION OF ADOPTION

The foregoing Ordinance was adopted upon second reading and subsequent to a public hearing at a meeting of the Woolwich Township Committee on the 5th day of December, 2022.

Jane DiBella, Clerk

**AN ORDINANCE GRANTING RENEWAL OF MUNICIPAL CONSENT TO
COMCAST OF SOUTH JERSEY, LLC TO CONSTRUCT, CONNECT,
OPERATE AND MAINTAIN A CABLE TELEVISION AND COMMUNICATIONS
SYSTEM IN THE TOWNSHIP OF WOOLWICH, GLOUCESTER COUNTY, NEW
JERSEY**

2022-14

WHEREAS, the Township of Woolwich adopted Article I Cable Television Franchise via Ordinance 97-28, which was amended January 20, 1998 via Ordinance No. 98-4 and located in Chapter A222 Franchises of the Township Code Book; and

WHEREAS, pursuant to the original agreement the Franchise term was for a period of 15 years which expired on August 17, 2012 and was subject to a ten (10) year renewal term; and

WHEREAS, the Franchise Agreement was renewed in August of 2012 pursuant to N.J.S.A. 48:5A-19 and 48:5A-25 and N.J.A.C. 14:18-13 et seq.; and

WHEREAS, it is in the best interest of the Township of Woolwich to renew the Franchise Agreement with Comcast; and

NOW, THEREFORE, BE IT ORDAINED, by the Mayor and Township Committee of the Township of Woolwich, in the County of Gloucester and State of New Jersey, that it hereby repeals and amends Appendix Chapter A222, Franchises, as Follows:

REPEAL:

Repeal of Appendix, Article I Cable Television Franchise in its entirety.

AMEND:

Appendix, Article I Cable Television Franchise

SECTION 1. PURPOSE OF THE ORDINANCE.

The Township hereby grants to Comcast renewal of its non-exclusive Municipal Consent to place in, upon, across, above, over and under highways, streets alleys, sidewalks, easements, public ways and public places in the Township, poles, wires, cables, underground conduits, manholes and other television conductors, fixtures, apparatus, and equipment as may be necessary for the construction, operation and maintenance in the Township of a cable television and communications system.

SECTION 2. STATEMENT OF FINDINGS.

A public hearing concerning the consent herein granted to the company was held after proper public notice pursuant to the terms and conditions of the Act. Said hearing having been held and fully open to the public, and the municipality having received all comments regarding the qualifications of the company to receive this consent, the municipality hereby finds the company possesses the legal, technical, character, financial and other qualifications and that the company's operating and construction arrangements are adequate and feasible.

SECTION 2. DEFINITIONS.

For the purpose of this Ordinance, the following terms, phrases, words and their derivations shall have the meaning given herein. Such meaning or definition of terms in supplemental to those definitions of the Federal Communications Commission ("FCC") rules and regulations, 47 C.F.R. Subsection 76.1 *et seq.*, and the Cable Communications Policy Act, 47 U.S.C. Section 521 *et seq.*, as amended, and the Cable Television Act, N.J.S.A. § 48:5A-1 *et seq.*, and shall in no way be construed to broaden, alter or conflict with the federal and state definitions:

- a. "Township" or "Municipality" is the Township of Woolwich, County of Gloucester, State of New Jersey.
- b. "Company" or "Comcast" is the grantee of rights under this Ordinance and is known as Comcast of South Jersey, LLC.
- c. "Act" or "Cable Television Act" is Chapter 186 of the General Laws of New Jersey, and subsequent amendments thereto, N.J.S.A. § 48:5A-1, *et seq.*
- d. "FCC" is the Federal Communications Commission.
- e. "Board" or "BPU" is the Board of Public Utilities, State of New Jersey.
- f. "Office" or "OCTV" is the Office of Cable Television of the Board.
- g. "Basic Cable Service" means any service tier, which includes the retransmission of local television broadcast signals as defined by the FCC.
- h. "Application" is the Company's Application for Renewal of Municipal Consent.
- i. "Primary Service Area" or "PSA" consists of the area of the Township currently served with existing plant as set forth in the map annexed to the Company's Application for Municipal Consent.

SECTION 4. DURATION OF FRANCHISE.

The non-exclusive Municipal Consent granted herein shall expire ten (10) years from the date of expiration of the previous Certificate of Approval issued by the Board.

In the event that the Municipality shall find that the Company has not substantially complied with the material terms and conditions of this Ordinance, the Municipality shall have the right to petition the OCTV, pursuant to N.J.S.A. 48:5A-47, for appropriate action, including modification and/or termination of the Certificate of Approval; provided however, that the Municipality shall first have given the Company written notice of all alleged instances of non-compliance and an opportunity to cure same within ninety (90) days of that notification.

SECTION 5. FRANCHISE FEE.

Pursuant to the terms and conditions of the Act, and, except as where higher payment is otherwise required by the applicable law and regulations (including N.J.S.A. 48:5A-30), the Company shall, during each year of operation under the consent granted herein, pay to the Township two percent (2%) of the gross revenues from all recurring charges in the nature of subscription fees paid by subscribers for cable television reception service in the Township or any higher amount permitted by the Act or otherwise allowable by law.

SECTION 6. FRANCHISE TERRITORY.

The consent granted under this Ordinance for the renewal of the franchise shall apply to the entirety of the Township and any property subsequently annexed hereto.

SECTION 7. EXTENSION OF SERVICE.

The Company shall be required to proffer service to any residence along any public right-of-way in the Primary Service Area, as set forth in the Company's Application. Any extension of plant beyond the Primary Service Area shall be governed by the Company's Line Extension Policy, as set forth in the Company's Application, with a HPM ("homes-per-mile") of 30 dwellings per linear mile from the nearest active trunk or feeder line. For purposes of this section and the Company's implementation of the LEP, a home shall only be counted as a "dwelling unit" if such home is occupied and within two hundred seventy-five (275) feet of the public right of way.

SECTION 8. CONSTRUCTION REQUIREMENTS.

- a. Restoration: In the event that the Company or its agents shall disturb any pavement, street surfaces, sidewalks, driveways, or other surface in the natural topography, the

Company shall, at its sole expense, restore and replace such places or things so disturbed in as reasonably good a condition as existed prior to the commencement of said work.

b. Relocation: If at any time during the period of this consent, the Township shall alter or change the grade of any street, alley or other way or place the Company, upon reasonable notice by the Township, shall remove, re-lay or relocate its equipment, at the expense of the Company.

c. Removal or Trimming of Trees: During the exercise of its rights and privileges under this franchise, the Company shall have the authority to trim trees upon and overhanging streets, alleys, sidewalks or other public places of the Township so as to prevent the branches of such trees from coming in contact with the wires and cable of the Company. Such trimming shall be only to the extent necessary to maintain proper clearance of the Company's wire and cables.

d. Installation of Equipment: The Company shall install equipment in the same location and manner as existing public utilities whenever possible, in order to minimize the impact of same on surrounding property.

SECTION 9. CUSTOMER SERVICE.

In providing services to its customers, the Company shall comply with N.J.A.C. 14:18-1, *et seq.* and all applicable state and federal statutes and regulations. The Company shall strive to meet or exceed all voluntary company and industry standards in the delivery of customer service.

- a. The Company shall continue to comply fully with all applicable state and federal statutes and regulations regarding credit for outages, the reporting of same to regulatory agencies and notification of same to customers.
- b. The Company shall continue to fully comply with all applicable state and federal statutes and regulations regarding the availability of devices for the hearing impaired and the notification of same to customers.

SECTION 10. MUNICIPAL COMPLAINT OFFICER.

The Office of Cable Television is hereby designated as the Complaint Officer for the Township pursuant to N.J.S.A. § 48:5A-26(b). All complaints shall be received and processed in accordance with N.J.A.C. § 14:17-6.5. The Township shall have the right to request copies of records and reports pertaining to complaints by Township customers from the OCTV.

SECTION 11. LOCAL OFFICE.

During the term of this franchise, and any renewal thereof, the Company shall maintain a business office or agent in accordance with N.J.A.C. § 14:18-5.1 for the purpose of receiving, investigating and resolving all local complaints regarding the quality of service, equipment malfunctions, and similar matters.

SECTION 12. PERFORMANCE BOND.

During the life of the franchise the Company shall give to the Township a bond in the amount of Twenty-Five Thousand Dollars (\$25,000). Such bond shall be to insure the faithful performance of all undertakings of the Company as represented in its application for municipal consent incorporated herein.

SECTION 13. SUBSCRIBER RATES.

The rates of the Company shall be subject to regulation as permitted by federal and state law.

The amount on the bill assessed to satisfy any requirements imposed on the Company by the cable franchise to support public, education, and/or governmental access channels or the use of such channels; and (3.) any grants or other fees on the bill or any tax, assessment, or charge of any kind imposed by any governmental authority on the transaction between the operator and the subscriber. The Company reserves its external cost, pass-through rights to the full extent permitted by law.

SECTION 14. COMMITMENTS BY THE COMPANY

- a. Upon request the Company shall provide standard installation and basic cable television service on one (1) outlet to Township facilities including the Town Hall building, each police, fire, emergency management facilities, provided they are located within 200 feet of active cable distribution plant. Each additional outlet installed, if any, shall be paid for on a materials plus basis by the Township.
- b. Upon request the Company shall provide standard installation and basic cable television service on one (1) outlet to each qualified existing school and library in the Township, public and private, elementary, intermediate and secondary, provided the facility is within two hundred (200) feet of active cable distribution plant or through customer owned conduit. Each additional outlet installed, if any, shall be paid for on a materials plus basis by the Township.

SECTION 15. EMERGENCY USES.

- a. The Company will comply with the Emergency Alert System ("EAS") rules in

accordance with applicable state and federal statutes and regulations.

b. The Company shall in no way be held liable for any injury suffered by the Township or any other person, during an emergency, if for any reason the Township is unable to make full use of the cable television system as contemplated herein.

SECTION 16. PUBLIC, EDUCATIONAL OR GOVERNMENTAL ACCESS CHANNELS.

The cable operator shall provide access time for noncommercial, public, governmental and educational entities to the extent such access is requested by the municipality. Although a specific channel will not be dedicated for exclusive use by the municipality, the company will continue its policy of providing the municipality with an access channel to be used for public, educational and/or governmental use.

SECTION 17. LIABILITY INSURANCE.

The Company shall at all times maintain a comprehensive general liability insurance policy with a single limit amount of One Million Dollars (\$1,000,000) covering liability for any death, personal injury, property damages or other liability arising out of its construction and operation of the cable television system, and an excess liability (or "umbrella") policy in the amount of Five Million Dollars (\$5,000,000).

SECTION 18. INCORPORATION OF THE APPLICATION.

All of the statements and commitments contained in the Application or annexed thereto and incorporated therein, and any amendment thereto, except as modified herein, are binding upon the Company as terms and conditions of this consent. The Application and other relevant writings submitted by the Company shall be annexed hereto and made a part hereof by reference provided same do not conflict with application State or Federal law.

SECTION 19. COMPETITIVE EQUITY.

Should the Township grant municipal consent for a franchise to construct, operate and maintain a cable television system to any other person, corporation or entity on terms materially less burdensome or more favorable than the terms contained herein, the Company may substitute such language that is more favorable or less burdensome for the comparable provision of this Ordinance subject to the provisions of N.J.A.C. § 14:17-6.7.

SECTION 20. FREE SERVICES.

The company shall provide the installation of one outlet and basic monthly service to each school, library and municipally owned buildings within the municipality free of

charge. Each additional outlet installed, if any, shall be paid for by the institution requesting the same on a materials plus labor basis. Monthly service charge shall be charged at regular tariff rates for additional outlets only.

SECTION 21. REDUCED RATES FO SENIOR CITIZENS.

The company has agreed to implement a senior citizen discount in the amount of 10% of the monthly basic service rate to any person 62 years of age or older who subscribes to cable services and does not share the subscription with more than one person in the same household who is less than 62 years age. Such subscribers must meet the income and residence requirements of the Pharmaceutical Assistance to Aged and Disabled pursuant to N.J.S.A. 30:4D-21 and as may hereafter be amended. The Company has agreed to apply the same discount rate to the disabled with the same PAAD eligibility requirements.

SECTOIN 22. NUMBER OF SUBSCRIBERS.

The company shall be bound by the terms and provisions of this ordinance irrespective of the number of subscribers to its system.

SECTION 23. SEVERABILITY.

If any section, subsection, sentence, clause, phrase or portion of this Ordinance is for any reason held invalid or unconstitutional by any court or federal or state agency of competent jurisdiction, such portion shall be deemed a separate, distinct and independent provision, and its validity or unconstitutionality shall not affect the validity of the remaining portions of the Ordinance.

SECTION 24. PROPRIETARY INFORMATION

The Company shall not be required to disclose information which it reasonably deems to be proprietary or confidential in nature. The Township agrees to treat any information disclosed by the Company as confidential and only to disclose it to those employees, representatives, and agents of the Township that have a need to know in order to enforce this Ordinance Agreement and who agree to maintain the confidentiality of all such information.

The Company shall not be required to provide Customer information in violation of Section 631 of the Cable Act or any other applicable federal or state privacy law. For purposes of this Section, the terms "proprietary or confidential" include, but are not limited to, information relating to the Cable System design, customer lists, marketing plans, financial information unrelated to the calculation of franchise fees or rates pursuant to FCC rules, or other information that is reasonably determined by the Company to be competitively sensitive. The Company may

make proprietary or confidential information available for inspection but not copying or removal by the Municipality's representative. In the event that the Municipality has in its possession and receives a request under a state "sunshine," public records, or similar law for the disclosure of information the Company has designated as confidential, trade secret or proprietary, the Township shall notify the Company of such request and cooperate with Company in opposing such request.

SECTION 25. FORCE MAJEURE.

The Company shall not be liable or responsible for, in whole or in part, any delay or failure to perform any of its obligations hereunder which may result from accidents, pandemics, floods, fires, earthquakes, tornadoes or other acts of God; war, acts of war (whether or not a declaration of war is made), civil disobedience; civil disturbance, sabotage or vandalism, customer tampering or interference, or act of public enemy; strikes, other labor or job actions or unavailability of materials or equipment; or other events or circumstances beyond the reasonable control of the Company.

SECTION 26. NEW DEVELOPMENTS

The Municipality, for its part, shall endeavor to exercise reasonable efforts to require developers and utility companies to provide the Company with at least fifteen (15) days advance notice of an available open trench for the placement of necessary cable.

SECTION 27. EFFECTIVE DATE.

This Ordinance shall take effect immediately upon issuance of a Renewal Certificate of Approval from the BPU.

TOWNSHIP OF WOOLWICH

CRAIG FREDERICK, MAYOR

ATTEST:

JANE DIBELLA, CLERK

NOTICE

Notice is hereby given that the foregoing ordinance was introduced and passed on first reading at a meeting of the Township Committee of the Township of Woolwich, held on the 21st day of November, 2022 and will be considered for final passage at a meeting of the Township Committee of the Township of Woolwich, to be held on the 5th day of December, 2022 at 6:30 pm, at which time and place any interested party will be given the opportunity to be heard.

Jane DiBella, Township Clerk

CERTIFICATION OF ADOPTION

The foregoing Ordinance was adopted upon second reading and subsequent to a public hearing held on same, at a meeting of the Woolwich Township Committee held on the 5th day of December, 2022.

Jane DiBella, Clerk

**ORDINANCE APPROVING THE APPLICATION AND FINANCIAL AGREEMENT
FOR A LONG-TERM TAX EXEMPTION WITH CP WOOLWICH URBAN RENEWAL,
LLC FOR BLOCK 28.04, LOT 7 ON THE OFFICIAL TAX MAP OF THE TOWNSHIP
OF WOOLWICH**

2022-15

WHEREAS, the Local Redevelopment and Housing Law, N.J.S.A. 40A:12A-1 et seq. (the "Redevelopment Law"), as amended and supplemented, provides a process for municipalities to participate in the redevelopment and improvement of areas in need of redevelopment; and

WHEREAS, on August 20, 2018, the Township of Woolwich ("Township") adopted Resolution No. 2018-206 which designated certain properties of the Township, particularly Block 28.04, Lot 7 as identified on the tax maps of the Township, as a Non-Condemnation Redevelopment Area (the "Redevelopment Area"), following the investigation and public hearing conducted by the Joint Land Use Board of the Township pursuant to the Redevelopment Law; and

WHEREAS, on October 1, 2018, the Township adopted Ordinance No. 2018-16 implementing a redevelopment plan for the Redevelopment Area known as the "Weatherby Town Center Redevelopment Plan" dated September 2018 and which may be amended from time to time hereafter (the "Redevelopment Plan"); and

WHEREAS, in order to implement the development, financing and renovation of the Redevelopment Area, the Mayor and Township Committee determined to negotiate and enter into a Redevelopment Agreement (the "Redevelopment Agreement") with CP Woolwich Urban Renewal, LLC as Redeveloper ("Redeveloper") for construction of a 386 unit residential "live-work" community together with landscaping, buffering, and associated site improvements (the "Project Improvements"); and

WHEREAS, pursuant to the Redevelopment Agreement, the Redeveloper has agreed to undertake financing, construction and completion of the Project Improvements, the obtaining of all Governmental Approvals (as defined in the Redevelopment Agreement), the site preparation of the Redevelopment Area and such other obligations as is set forth in the Redevelopment Agreement (the "Project"); and

WHEREAS, in order to effectuate the development, financing, and renovation of the Project, the Mayor and Township Committee have agreed to enter into a Financial Agreement (the "Financial Agreement") with Redeveloper, substantially in the form attached hereto as Exhibit A, authorizing a long-term tax exemption pursuant to the Long Term Tax Exemption Law ("LTTEL"), N.J.S.A. 40A:20-1, et seq. for the Project and the Project Improvements; and

WHEREAS, pursuant to the requirements of the LTTEL, the Redeveloper provided the Township with the information required by Section 8 of the LTTEL in the form of an application for long-term tax exemption (the "Application"); and

WHEREAS, such information in the Application provided the Township with the basis for determining to execute the Financial Agreement; and

WHEREAS, the Mayor and Township Committee find that the relevant benefits of the redevelopment of the Redevelopment Area and the undertaking of the Project outweigh the loss, if any, of property tax revenue in granting the long-term tax exemption; and

WHEREAS, the Township Committee has determined that the assistance provided to the Project pursuant to the Financial Agreement is a significant inducement for the Redeveloper to proceed with the Project; and

WHEREAS, the Township and the Redeveloper have agreed to execute a Financial Agreement.

NOW, THEREFORE, BE IT ORDAINED, by the Township Committee of the Township of Woolwich, County of Gloucester, and State of New Jersey that:

1. The foregoing recitals are incorporated herein by reference as if fully set forth at length.
2. That the Application for long-term tax exemption filed by CP Woolwich Urban Renewal, LLC hereby be granted; and
3. That the Financial Agreement be approved and that the Mayor and/or Township Administrator and the Township Clerk are hereby authorized to execute the Financial Agreement, upon the review and approval of its final form by the Township Administrator, Township Solicitor and Township Redevelopment Counsel, which such final form will be on file with the Township Clerk.
4. All ordinances or parts of ordinances inconsistent with this Ordinance are hereby repealed to the extent of such inconsistency.
5. In the event any clause, section or paragraph of the ordinance and/or the Financial Agreement is deemed invalid or unenforceable for any reason, it is the intent of the Mayor and Township Committee that the balance of the Ordinance and/or Financial Agreement remain in full force and effect to the extent it allows the Township to meet the goals of the Ordinance.
6. This Ordinance shall take effect immediately after final adoption in accordance with law.

TOWNSHIP OF WOOLWICH

Craig Frederick, Mayor

ATTEST:

Jane DiBella, Clerk

CERTIFICATION

The foregoing Ordinance was introduced upon first reading by the Township Committee of the Township of Woolwich at a meeting held on the ____ day of _____, 2022. It will be further considered for final adoption upon a second reading and subsequent to a public hearing to be held on such ordinance at which time any interested person(s) may be heard. Said meeting is to be conducted on the ____ day of _____, 2022, at the Woolwich Township Building, 120 Village Green Drive, Woolwich Township, New Jersey, beginning at 6:30 p.m.

Jane DiBella, Clerk

CERTIFICATION OF ADOPTION

The foregoing Ordinance was adopted by the Township Committee of the Township of Woolwich upon second reading and subsequent to a public hearing conducted on the same, at a meeting of the Township Committee on the ____ day of _____, 2022 and therefore becomes effective.

Jane DiBella, Clerk

**AN ORDINANCE OF THE TOWNSHIP OF WOOLWICH, COUNTY OF
GLOUCESTER, STATE OF NEW JERSEY ADOPTING AN AMENDMENT TO THE
KINGS LANDING REDEVELOPMENT PLAN**

2022-16

WHEREAS, the Local Redevelopment and Housing Law, N.J.S.A. 40A:12A-1, et seq., as amended and supplemented (the “Redevelopment Law”), provides a process for municipalities to participate in the redevelopment and improvement of an area in need of rehabilitation or redevelopment; and

WHEREAS, in order to stimulate redevelopment, on October 20, 2014, pursuant to Resolution R-2014-217, the Mayor and Committee of Woolwich Township (the “Township Committee”), upon review of the Preliminary Investigation Report for Determination of Need for Regional Center East and the recommendations of the Joint Land Use Board (“Planning Board”) as set forth in Resolution 2014-20, designated Block 16, Lot 5Q; Block 18, Lots 2, 3.02, 4Q, 4.01, 4.02, 5, 5.01, 6Q, 6.01, & 7; Block 22, Lots 2Q, 2.01, 4Q, & 4.01; Block 57, Lots 3Q, 3.02, 5Q, 8Q, 9Q, & 10Q; Block 58, Lot 1; Block 60, Lots 1Q, 2Q, 5.01, 5.02, 6, 6.01, 6.02, 7, 7.01, 7.02, 7.08 & 8; and Block 61, Lots 1Q, 2Q, 3, 4, 4.01, 5, 6Q, 6.01, 7Q & 9 on the official tax maps of Woolwich Township as a non-condemnation redevelopment area in accordance with the Redevelopment Law (“Regional Center East Redevelopment Area”); and

WHEREAS, in order to stimulate further redevelopment, on April 17, 2017, pursuant to Resolution R-2017-120, the Township Committee, upon review of the Preliminary Investigation Report Determination of Need for Regional Center West and the recommendations of the Planning Board as set forth in Resolution 2017-15, designated Block 6, Lots 5 & 6; Block 7, Lots 4, 4.01, 4.02, 5 & 5.01; Block 8, Lots 1 & 2; Block 9, Lots 1, 2, 3, 4, 5, 5.01 & 6; Block 10, Lots 2, 3, 4, 5.01, 6, 6.01 & 7; Block 11, Lots 6, 6.01, 6.02, 6.04, 7, 9, 10, 11, 11.01, 12, 12.01, 12.02, 13, 14, 15, 16 & 29; Block 12, Lots 1, 2, 2.01, 3, 3.01, 3.02 & 4.01; Block 14, Lots 1.01, 1.02, 1.03, 1.04, 1.05, 1.06, 1.07, 1.08, 1.09, 1.10, 1.11, 1.12, 1.13, 3, 3.01, 3.02, 14, 15, 15.01, 16 & 17; Block 15, Lot 2, 3, 3.01 & 3.02; Block 57, Lots 1, 2, 2.01 & 3.01 on the official tax maps of Woolwich Township as a non-condemnation redevelopment area in accordance with the Redevelopment Law (“Regional Center West Redevelopment Area”); and

WHEREAS, a single redevelopment plan was prepared by Maser Consulting, P.A. for both the Regional Center East Redevelopment Area and the Regional Center West Redevelopment Area, entitled Kings Landing Redevelopment Plan, Route 322 Corridor, dated June 2017, which was adopted by the Township Committee on July 17, 2017 pursuant to Ordinance 2017-12 (“2017 Kings Landing Redevelopment Plan”); and

WHEREAS, on August 5, 2019, pursuant to Resolution R-2019-194, the Township Committee, upon review of the Preliminary Investigation Determination of Need Report, dated July 2019, and the Planning Board’s recommendations as set forth in Resolution 2019-194, designated Block 10, Lots 5, 5.02 & 5.03; Block 11, Lots 17, 18, 19, 20 & 21; Block 12 Lots 5 & 9; Block 14, Lots 5.01 & 5.02; Block 16, Lots 1, 2, 3, 4, & 4.01; Block 59, Lots 6, 6.01, 6.02, 7

(part of), 8 & 10; and Block 62, Lots 2 & 3 as a non-condemnation redevelopment area (“Expanded Regional Center Redevelopment Area”); and

WHEREAS, an amendment to the 2017 Kings Landing Redevelopment Plan was prepared by Maser Consulting, P.A., entitled “2019 Amendment to the Kings Landing Redevelopment Plan, Route 322 Corridor,” dated December 2019 (“2019 Kings Landing Redevelopment Plan”) to facilitate redevelopment of a combined area encompassing the Regional Center East Redevelopment Area, the Regional Center West Redevelopment Area and the Expanded Regional Center Redevelopment Area (collectively referred to as the “Redevelopment Area”), and was adopted on December 30, 2019 by way of Ordinance 2019-25; and

WHEREAS, in order to satisfy Woolwich Township’s affordable housing obligations, Fair Share Housing Center (“FSHC”) and the Township entered into a Settlement Agreement, dated December 27, 2018 (“Original Settlement Agreement”) setting forth compliance mechanisms and related obligations necessary to satisfy Woolwich Township’s Rehabilitation Obligation, Prior Round Obligations and Third Round Obligation; and

WHEREAS, on May 3, 2021, the Township entered into a Settlement Agreement (“Inclusionary Settlement Agreement”) with Woolwich Commons, LLC, Main Street at Woolwich, LLC, Woolwich Crossings, LLC, and Woolwich Residential, LLC, Fair Share Housing Development and Fair Share Housing Center (“FSHC”), as well as a separate First Amendment (“First Amendment”) to the Original Settlement Agreement between Woolwich Township and FSHC to adjust compliance mechanisms applicable to the Township’s Third Round Obligation (the Inclusionary Settlement Agreement and the First Amendment are collectively referred to as the “Mount Laurel Settlement Agreements”); and

WHEREAS, in order to comply with its obligations as set forth in the Mount Laurel Settlement Agreements, the Township prepared an amendment to the 2017 Kings Landing Redevelopment Plan and the 2019 Kings Landing Redevelopment Plan, entitled “Kings Landing at Woolwich Township, 2021 Amendment to Redevelopment Plan, dated September 20, 2021, (“2021 Kings Landing Redevelopment Plan”) which stated that it superseded and replaced both the 2017 Kings Landing Redevelopment Plan and the 2019 Kings Landing Redevelopment Plan and sets forth the Township’s goals, objectives and standards governing the redevelopment of the Redevelopment Area; and

WHEREAS, the Township Committee adopted the 2021 Kings Landing Redevelopment Plan on December 30, 2019, pursuant to Ordinance 2021-21; and

WHEREAS, on November 21, 2022, the Township Committee adopted Resolution R-2022-265, approving the recommendations of the Planning Board and designating Block 11, Lot 6.03 as a Non-Condensation Redevelopment Area (collectively with the Redevelopment Area and Block 11, Lot 6.03 are referred to as the “Amended Redevelopment Area”); and

WHEREAS, pursuant to N.J.S.A. 40A:12A-7, a governing body may adopt, revise or amend a redevelopment plan; and

WHEREAS, by way of Resolution R-2022-239, the Township Committee referred an amendment to the 2021 Redevelopment Plan, entitled “2022 Amendment to Redevelopment Plan,” dated October 13, 2022 (“Amended Kings Landing Redevelopment Plan”), to the Planning Board, pursuant to N.J.S.A. 40A:12A-7, for review and a determination of the consistency with the Township of Woolwich Master Plan; and

WHEREAS, on November 21, 2022, the Township Committee passed by Motion a request that the Planning Board prepare additional amendments to the Amended Kings Landing Redevelopment Plan; and

WHEREAS, pursuant to the Township Committee’s request, the Planning Board’s Planner, Joseph M. Petrongolo, L.L.A., R.L.A., P.P., prepared amendments to the Amended Kings Landing Redevelopment Plan in a document entitled “Kings Landing at Woolwich Township, 2022 Amendment to Redevelopment Plan,” revised November 2022 (“Proposed 2022 Kings Landing Redevelopment Plan”) and presented this plan to the Planning Board for consideration at the December 1, 2022 meeting; and

WHEREAS, on December 1, 2022, the Planning Board reviewed the Amended Kings Landing Redevelopment Plan and the Proposed 2022 Kings Landing Redevelopment Plan, and considered the testimony of the Planning Board’s Planner, Joseph M. Petrongolo, L.L.A., R.L.A., P.P., and adopted Resolution #2022-36, recommending adoption of the Proposed 2022 Kings Landing Redevelopment Plan; and

WHEREAS, the Township Committee has reviewed the recommendation of the Planning Board and the Proposed 2022 Kings Landing Redevelopment Plan and has determined that it is in the best interest of the Township to adopt the Proposed 2022 Kings Landing Redevelopment Plan, attached hereto, in order to effectuate the redevelopment and rehabilitation of the Amended Redevelopment Area.

NOW, THEREFORE, BE IT ORDAINED, by the Township Committee of the Township of Woolwich, County of Gloucester, and State of New Jersey that:

1. The above-mentioned recitals are incorporated herein as though fully set forth at length.
2. The amended redevelopment plan prepared by Joseph M. Petrongolo, L.L.A., R.L.A., P.P., entitled “Kings Landing at Woolwich Township, 2022 Amendment to Redevelopment Plan,” revised November 2022 (“2022 Kings Landing Redevelopment Plan”), and the findings contained therein is hereby adopted.
3. Portions of the zoning set forth in the 2022 Kings Landing Redevelopment Plan is an overlay zoning for which no zoning map amendment is necessary, and portions of the zoning set forth in the 2022 Kings Landing Redevelopment Plan supersedes the underlying zoning. The zoning map shall hereby be amended to reflect the properties for which the 2022 Kings Landing Redevelopment Plan supersedes the underlying zoning.

4. The Township Committee declares and determines that the 2022 Kings Landing Redevelopment Plan provides realistic opportunities for redevelopment of the Amended Redevelopment Area, and is otherwise in conformance with N.J.S.A. 40A:12A-1, et seq.
5. The Township Committee further declares and determines that 2022 Kings Landing Redevelopment Plan is consistent with and/or is designed to effectuate the Township of Woolwich Master Plan, as reexamined by the 2022 Master Plan Reexamination Report.
6. The Township Committee shall have, be entitled to, and is hereby vested all power and authority granted by the aforementioned statutory provision to effectuate the 2022 Kings Landing Redevelopment Plan.
7. All ordinances or parts of ordinances inconsistent with this Ordinance are hereby repealed to the extent of such inconsistency.
8. In the event any clause, section, or paragraph of this Ordinance is deemed invalid or unenforceable for any reason, it is the intent of the Township Committee that the balance of the Ordinance remains in full force and effect to the extent it allows the Township to meet the goals of the Ordinance.
9. This Ordinance shall take effect after final adoption and publication according to law.

TOWNSHIP OF WOOLWICH

Craig Frederick, Mayor

ATTEST:

Jane DiBella, Clerk

CERTIFICATION

The foregoing Ordinance was introduced upon first reading by the Township Committee of the Township of Woolwich at a meeting held on the 5th day of December, 2022. It will be further considered for final adoption upon a second reading and subsequent to a public hearing to be held on such ordinance at which time any interested person(s) may be heard. Said meeting is to be conducted on the 19th day of December, 2022, at the Woolwich Township Building, 120 Village Green Drive, Woolwich Township, New Jersey, beginning at 6:30 p.m.

Jane DiBella, Clerk

CERTIFICATION OF ADOPTION

The foregoing Ordinance was adopted by the Township Committee of the Township of Woolwich upon second reading and subsequent to a public hearing conducted on the same, at a meeting of the Township Committee on the 19th day of December, 2022 and therefore becomes effective.

Jane DiBella, Clerk

**RESOLUTION AUTHORIZING THE ISSUANCE OF STREET OPENING PERMIT-
127 PALMER PLACE
R-2022-268**

WHEREAS, A Street Opening Permit application has been filed by South Jersey Gas Company for a street opening permit to install gas service to 127 Palmer Place per the attached application; and

WHEREAS, the Township engineer has reviewed the application and accompanying documentation and has issued a response as attached hereto which authorizes the issuance of said permits with certain conditions; and

NOW THEREFORE BE IT RESOLVED by the Township Committee of the Township of Woolwich as follows:

1. That the Woolwich Township Committee hereby authorizes the issuance of a street opening permit to South Jersey Gas Company, per said application filed and in accordance with the Engineer's comments for the installation of service to **127 Palmer Place** subject to the following conditions:
 - Applicant shall provide 48 hour notice to the Township Engineer.
 - All asphalt paving openings must be restored with the following specifications:
 - Two inch (2") thick. Hot Mixed Asphalt (HMA) 9.5M64, which replaces the Marshall mix design, top course. All top course paving must be completed 48 hours after installing stabilized base paving.
 - Six inch (6") thick HMA 19M64 stabilized base course.
 - 20:1 sand/cement subbase.
 - Provide tack coat on all surfaces before paving.
 - All non-asphalt pavement restorations (ie: lawns, etc.) shall be completed within 30 days. All lawns should be restored with sod. The Township Engineer shall approve all other restorations.
 - Inspection escrow must be posted with the Township prior to the start of construction.
 - The applicant shall provide all outside agency approvals, as required.
 - Contractor will notify all residents along proposed pipeline path prior to construction start. Along with this notification, homeowners will be asked to notify the contractor of any items of concern that relate to their property (underground private structures (such as sprinklers), property markers, septic and wells etc. along with landscaped areas).
 - Contractors shall attempt to meet with residents during the construction project to address concerns they might have.
 - Contractor will videotape area where pipeline is to be installed prior to construction start for documentation purposes.
 - Proposed pipeline will be installed by a combination of bore, plow and open-cut methods. Bore and plow are the preferred means of construction, but when open

cutting of trenches occurs during construction project, the contractor will make every effort to keep disturbance to a minimum.

- Contractor will restore all areas disturbed to same conditions and all non-vegetated areas must be re-seeded.
- South Jersey Gas contractor must use the bore method of installation at all Township roads and paved driveways unless approved by the Township Engineer.

Adopted this 5th day of December, 2022

TOWNSHIP OF WOOLWICH

Craig Frederick, Mayor

ATTEST: _____
Jessica Mignogna, Deputy Clerk

CERTIFICATION

The foregoing resolution was duly adopted by the Township Committee of the Township of Woolwich at a meeting held on the 5th day of December, 2022.

Jessica Mignogna, Deputy Clerk

**RESOLUTION OF THE TOWNSHIP OF WOOLWICH MAKING AN ELEVATION WITHIN THE
WOOLWICH TOWNSHIP POLICE DEPARTMENT**

R-2022-269

WHEREAS, Officer Brandon Lopez has served the Woolwich Township Police Department with distinction since December 12, 2019; and

WHEREAS, the effective Agreement between the Township of Woolwich and PBA Local #122 calls for the elevation in Class after one (1) year;

NOW THEREFORE BE IT RESOLVED by the Township Committee of the Township of Woolwich as follows:

1. That Brandon Lopez be and is hereby elevated to the position of 6th Class Patrolman within the Woolwich Township Police Department effective as of December 12, 2022.
2. That in accordance with the Agreement between the Township of Woolwich and PBA local #122, the salary for 6th Class Patrolman shall be \$62,961.27 prorated for the remainder of 2022.

Adopted this 5th day of December, 2022

TOWNSHIP OF WOOLWICH

ATTEST: _____
Jessica Mignogna, Deputy Clerk

Craig Frederick, Mayor

CERTIFICATION

The foregoing resolution was duly adopted by the Township Committee of the Township of Woolwich at a meeting held on the 5th day of December, 2022.

Jessica Mignogna, Deputy Clerk

**RESOLUTION AMENDING WOOLWICH TOWNSHIP RESOLUTION #2022-257 AUTHORIZING
CANCELLATION OF ROLLBACK TAXES FOR 2022**

RESOLUTION 2022-270

NOW THEREFORE BE IT RESOLVED, by the Township Committee of the Township of Woolwich, County of Gloucester, and State of New Jersey, that it hereby authorizes the amended resolution #2022-257 for the Woolwich Tax Collector to process the following:

R-2022-257 Cancelled amount should be \$399,632.34 not \$398,271.09

Adopted this 5th day of December, 2022

TOWNSHIP OF WOOLWICH

Craig Frederick. Mayor

ATTEST: _____
Jessica Mignogna, Deputy Clerk

CERTIFICATION

The foregoing resolution was duly adopted by the Township Committee of Woolwich, at a meeting held on the 5th day of December 2022.

Jessica Mignogna, Deputy
Clerk

**RESOLUTION OF THE TOWNSHIP OF WOOLWICH MAKING AN ELEVATION WITHIN THE
WOOLWICH TOWNSHIP POLICE DEPARTMENT**

R-2022-271

WHEREAS, Sean Sturgis has served the Woolwich Township Police Department with distinction since November 2, 2015; and

WHEREAS, the effective Agreement between the Township of Woolwich and PBA Local #122 calls for the elevation in Class after one (1) year;

NOW THEREFORE BE IT RESOLVED by the Township Committee of the Township of Woolwich as follows:

1. That Sean Sturgis be and is hereby elevated to the position of 1st Class Patrolman within the Woolwich Township Police Department effective retroactive to November 2, 2022.
2. That in accordance with the Agreement between the Township of Woolwich and PBA local #122, the salary for 1st Class Patrolman shall be \$99,485.26 prorated for the remainder of 2022.

Adopted this 5th day of December, 2022

TOWNSHIP OF WOOLWICH

ATTEST: _____
Jessica Mignogna, Deputy Clerk

Craig Frederick, Mayor

CERTIFICATION

The foregoing resolution was duly adopted by the Township Committee of the Township of Woolwich at a meeting held on the 5th day of December, 2022.

Jessica Mignogna, Deputy Clerk

**RESOLUTION OF THE TOWNSHIP OF WOOLWICH MAKING AN ELEVATION WITHIN THE
WOOLWICH TOWNSHIP POLICE DEPARTMENT**

R-2022-272

WHEREAS, Michael Kemp has served the Woolwich Township Police Department with distinction since November 7, 2016; and

WHEREAS, the effective Agreement between the Township of Woolwich and PBA Local #122 calls for the elevation in Class after one (1) year;

NOW THEREFORE BE IT RESOLVED by the Township Committee of the Township of Woolwich as follows:

1. That Michael Kemp be and is hereby elevated to the position of 2nd Class Patrolman within the Woolwich Township Police Department effective retroactive to November 7, 2022.
2. That in accordance with the Agreement between the Township of Woolwich and PBA local #122, the salary for 2nd Class Patrolman shall be \$86,592.82 prorated for the remainder of 2022.

Adopted this 5th day of December, 2022

TOWNSHIP OF WOOLWICH

ATTEST: _____
Jessica Mignogna, Deputy Clerk

Craig Frederick, Mayor

CERTIFICATION

The foregoing resolution was duly adopted by the Township Committee of the Township of Woolwich at a meeting held on the 5th day of December, 2022.

Jessica Mignogna, Deputy Clerk

RESOLUTION AUTHORIZING THE TAX COLLECTOR TO TRANSFER OR REFUND OVERPAYMENT OF TAXES

RESOLUTION 2022-273

NOW THEREFORE BE IT RESOLVED, by the Township Committee of the Township of Woolwich, County of Gloucester, and State of New Jersey, that it hereby authorizes the Woolwich Tax Collector to process the following refund/cancel/transfer as noted:

| | | | |
|-------------|-------------|-------------------------------|---|
| Block 57 | Lot 6.09 | Thomas & Leslie McMahon | \$ 807.71 refund State Tax Appeal |
| Block 6 | Lot 6 Qfarm | DPIF NJ 4 2121 URBAN RENEWAL | 1.361.25 transfer to 6-6 4 th qtr. |
| Block 3.02 | Lot 29 | Ferguson, Gertrude - Disabled | 250.00 transfer to 2023 |
| Block 2.35 | Lot 35 | Herman Meyer-Veteran | 250.00 refund |
| Block 28.11 | Lot 18 | April DeOssie- Veteran | 250.00 transfer to 2023 |

Adopted this 5th day of December, 2022

TOWNSHIP OF WOOLWICH

Craig Frederick, Mayor

ATTEST: _____
Jessica Mignogna, Deputy Clerk

CERTIFICATION

The foregoing resolution was duly adopted by the Township Committee of Woolwich, at a meeting held on the 5th day of December 2022.

Jessica Mignogna, Deputy Clerk

**RESOLUTION AUTHORIZING THE EXECUTION OF A RECOGNITION AGREEMENT FOR
THE TAVISTOCK AT WOOLWICH AFFORDABLE HOUSING PROJECT
R-2022-274**

WHEREAS, Woolwich Housing Partners, LLC (“Developer”) is the affordable housing developer for Tavistock at Woolwich, which shall consist of seventy-two (72) affordable housing units within the Township; and

WHEREAS, the Developer has a construction loan with TD Bank, N.A. for the construction of this project and has recently requested a modification to their loan; and

WHEREAS, the Township and Developer entered a Financial Agreement regarding Tavistock at Woolwich on July 5, 2018 (“Financial agreement); and

WHEREAS, the Bank is now requesting confirmation from the Township that the Developer is not in breach nor has there been any violation under the July 2018 Financial Agreement; and

WHEREAS, the Township has confirmed there has been no breach by either party of this Financial Agreement;

NOW THEREFORE BE IT RESOLVED by the Township Committee of the Township of Woolwich as follows:

1. That it does hereby authorize the Mayor to execute the attached exhibit A, Recognition Agreement .
2. Upon the Agreement begin fully executed that the Township Administrator is authorized to forward to Woolwich Housing Partners, LLC for filing with TD Bank.

Adopted this 5th day of December, 2022

TOWNSHIP OF WOOLWICH

Craig Frederick, Mayor

ATTEST: _____
Jessica Mignogna, Deputy Clerk

CERTIFICATION

The foregoing Resolution was duly adopted by the Township Committee of the Township of Woolwich at a meeting held on the 5th day of December, 2022.

Jessica Mignogna, Deputy Clerk

**RESOLUTION AUTHORIZING THE EXECUTION OF A COST SHARING AGREEMENT FOR A PROPOSAL
REGARDING WARRINGTON MILL DAM
R-2022-275**

WHEREAS, the Division of Dam Safety and Flood Engineering of the New Jersey Department of Environmental Protection (NJDEP) has determined that the Warrington Mill Dam is damaged and in an unsafe condition; and

WHEREAS, the NJDEP has determined that Kings View Estates LLC, Woolwich Township, East Greenwich Township and Gloucester County are co-owners of the Warrington Mill Dam and are responsible for the investigation and improvements to bring the dam in compliance with the Safe Dam Act; and

WHEREAS, there has been a meeting between the four (4) parties and the NJ DEP and as a result of the discussion, both East Greenwich Township nor Gloucester County have indicated they do not believe they have ownership responsibility of the Warrington Mill Dam; and

WHEREAS, as a result of the discussion between the parties, it was agreed that it was in the best interest of the public for Kings View Estates LLC and Woolwich Township to enter into a Cost Sharing Agreement for the accomplishment of the immediate and preliminary requirements of the NJDEP Dam Safety, including an inspection and engineering proposal for safe operating level; and

WHEREAS, the Township has agreed to contribute 25% of the initial inspection and engineering proposal and Kings View Estates LLC shall contribute 75% with the attached Cost Sharing Agreement defining the responsibility of each party regarding the proposal; and

NOW THEREFORE BE IT RESOLVED by the Township Committee of the Township of Woolwich as follows:

1. That it does hereby authorize the Mayor to execute the attached exhibit A, Cost Sharing Agreement by and between Kings View Estates LLC and the Township of Woolwich.
2. Upon the Agreement begin fully executed that the Township Administrator is authorized to forward to the Agreement to counsel for Kings View Estates LLC.

Adopted this 5th day of December, 2022

TOWNSHIP OF WOOLWICH

ATTEST: _____
Jessica Mignogna, Deputy Clerk

Craig Frederick, Mayor

CERTIFICATION

The foregoing Resolution was duly adopted by the Township Committee of the Township of Woolwich at a meeting held on the 5th day of December, 2022.

Jessica Mignogna, Deputy Clerk

**RESOLUTION AUTHORIZING THE EXECUTION OF DEEDS FOR A DEMINIMUMS PORTION OF LANDS
ALONG WINDSOR DRIVE TO OWNERS OF BLOCK 2.01, LOTS 3, 5, 7, 8, 9, 10, 11, 13, 14, 15, 18, 24 & 28
R-2022-276**

WHEREAS, the Township of Woolwich has become aware of several properties along Windsor Drive in which permanent structures, including but not limited to swimming pools and fences, have encroached on Township owned property; and

WHEREAS, the Township investigated the best option to address these encroachments and after consultation from the Township Engineer and Solicitor it was determined that the since the encroachments were of a de minimum portion of Township land it was in the best interest of all parties to permit the residents to acquire this land; and

WHEREAS, at their own expense each resident acquired a survey and legal description of the land in which the encroachment was located; and

WHEREAS, the following properties have submitted the necessary paperwork to proceed with the transfer:

| <u>Block</u> | <u>Lot</u> | <u>Address</u> |
|--------------|------------|-------------------|
| 2.01 | 3 | 237 Windsor Drive |
| 2.01 | 5 | 233 Windsor Drive |
| 2.01 | 7 | 229 Windsor Drive |
| 2.01 | 8 | 227 Windsor Drive |
| 2.01 | 9 | 225 Windsor Drive |
| 2.01 | 10 | 223 Windsor Drive |
| 2.01 | 11 | 221 Windsor Drive |
| 2.01 | 13 | 217 Windsor Drive |
| 2.01 | 14 | 215 Windsor Drive |
| 2.01 | 15 | 213 Windsor Drive |
| 2.01 | 18 | 207 Windsor Drive |
| 2.01 | 24 | 331 Windsor Drive |
| 2.01 | 28 | 323 Windsor Drive |

WHEREAS, the Township now desires to transfer the small portions of land to the residents for the value of \$1; and

WHEREAS, the residents are aware that this land will now be taxed by the Gloucester County Tax Assessor; and

NOW THEREFORE BE IT RESOLVED by the Township Committee of the Township of Woolwich as follows:

1. That the Mayor is hereby authorized to execute the deeds for the above referenced properties; and
2. The Township Administrator shall file said deeds with the Gloucester County Clerk.

Adopted this 5th day of December, 2022

TOWNSHIP OF WOOLWICH

ATTEST: _____
Jessica Mignogna, Deputy Clerk

Craig Frederick, Mayor

CERTIFICATION

The foregoing Resolution was duly adopted by the Township Committee of the Township of Woolwich at a meeting held on the 5th day of December, 2022.

Jessica Mignogna, Deputy Clerk

TOWNSHIP OF WOOLWICH

**REQUESTING APPROVAL OF ITEMS OF REVENUE AND APPROPRIATION
NJS 40A:4-87**

R-2022-277

WHEREAS, pursuant to N.J.S.A. 40A:4-87 the Director of the Division of Local Government Services may approve the insertion of a special item of revenue in the budget of a municipality when such item is made available by law and the amount had not been determined at the time of adoption of the budget; and

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

NOW, THEREFORE, BE IT RESOLVED that the Township Committee of the Township of Woolwich in the County of Gloucester hereby requests the Director of Local Government Services to approve the insertion of an item of revenue in the budget of the the year 2022 in the sum of \$2,800.00 which is now available to said township from the *State of NJ, Division of Highway Traffic Safety, 2022 Holiday Get Sober or Get Pulled Over DWI Saturation Patrol Campaign in the amount of \$2,800.00.*

BE IT FURTHER RESOLVED, that the like sum of \$2,800.00 is hereby appropriated under the caption Drive Sober or Get Pulled Over-2022; and

BE IT FURTHER RESOLVED, that the above is the result of funds from State of NJ, Division of Highway Traffic Safety in the amount of \$2,800.00.

ADOPTED at a meeting of the Township Committee of the Township of Woolwich held on December 5, 2022.

ATTEST:

TOWNSHIP OF Woolwich

Jessica Mignogna, Deputy Clerk

Craig Frederick, MAYOR

CERTIFICATION

I, Jane DiBella, Clerk of the Township of Woolwich, do hereby certify that the foregoing Resolution was presented and duly adopted by the Township Committee at a meeting held on December 5, 2022.

Jessica Mignogna, Deputy Clerk

RESOLUTION AUTHORIZING A CLOSED SESSION OF THE TOWNSHIP COMMITTEE OF THE TOWNSHIP OF WOOLWICH; PERSONNEL MATTER: POLICE CANDIDATE INTERVIEWS; CONTRACT NEGOTIATION; SCHOOL DISTRICT

R-2022-278

WHEREAS, the Township Committee of the Township of Woolwich is subject to the requirements of the Open Public Meetings Act, N.J.S.A. 10:4-6 et seq.; and

WHEREAS, the Open Public Meetings Act of the State of New Jersey generally requires that all meetings of public bodies be open to the public; and

WHEREAS, the Open Public Meetings Act further provides that a public body may exclude the public from a portion of a meeting at which the public body discusses items enumerated in the Open Public Meetings Act at N.J.S.A. 10:4-12b, which items are recognized as requiring confidentiality; and

WHEREAS, it is necessary and appropriate for the Woolwich Township Committee to discuss certain matters in a meeting not open to the public consistent with N.J.S.A. 10:4-12b;

NOW THEREFORE BE IT RESOLVED by the Township Committee of the Township of Woolwich that:

1. The Woolwich Township Committee shall hold a closed meeting from which the public shall be excluded on **December 5, 2022**.
2. The general nature of the subject to be discussed at said closed meeting shall be;

Personnel Matter: Police Candidate Interviews
Contract Negotiation: School District

The minutes of said closed meeting shall be available for disclosure to the public consistent with N.J.S.A. 10:4-13, when the items which are the subject of the closed session discussion are resolved and a reason for confidentiality no longer exists.

Adopted at a meeting of the Woolwich Township Committee held on the 5th day of December, 2022.

ATTEST:

TOWNSHIP OF WOOLWICH

Jessica Mignogna, Deputy Clerk

Craig Frederick, Mayor