

**AGENDA
WOOLWICH TOWNSHIP COMMITTEE
FEBRUARY 6, 2023**

Call to order:

The February 6, 2023 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:

Flag Salute:

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.

Ordinances:

2023-01 An Ordinance of the Township of Woolwich Amending the 2022 Salary Ordinance of the Township of Woolwich Second Reading/Public Hearing

2023-02 An Ordinance of the Township of Woolwich Deleting and Replacing Chapter 8 of the Code of the Township of Woolwich Entitled "Claims Approval" Second Reading/Public Hearing

2023-03 Ordinance of the Township of Woolwich Amending the Zoning on Block 28, Lots 2, 3 and 4 from LIO to 5A Residential in Accordance With the 2022 Master Plan Re-Examination First Reading/Introduction

2023-04 Ordinance to Exceed the Municipal Budget Appropriation Limits and to Establish a CAP Bank (N.J.S.A. 40A:4-45.14) First Reading/Introduction

2023-05 Ordinance of the Township of Woolwich Amending Chapter 203, Section 137 Entitled "Corridor Commercial District" in Accordance with the 2022 Master Plan Re-Examination First Reading/Introduction

2023-06 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

2023-07 Ordinance of the Township of Woolwich Amending Chapter 203, Section 5 Entitled "Definitions and Word Usage" in Accordance with the 2022 Master Plan Re-Examination First Reading/Introduction

2023-08 Ordinance of the Township of Woolwich Amending Chapter 203, Section 35, Entitled "Zoning Map" in Accordance with the 2022 Master Plan Reexamination First Reading/Introduction

Resolutions:

R-2023-43 Resolution Endorsing the Findings and Determination Statement and Authorizing the Clerk to Submit a Bingo License on the Behalf of the Four Seasons at Weatherby Games Association

R-2023-44 Resolution of the Township of Woolwich Authorizing the Extension of a Shared Service Agreement between the Township of Woolwich and Borough of Swedesboro for the Provision of Uniform Construction Code Inspections

R-2023-45 Resolution of the Township of Woolwich Accepting Performance Bond #BDTO-610248-023-Columbia Gas Transmission Project

R-2023-46 Resolution of the Township of Woolwich Authorizing Disposal of Certain Vehicles and Removal from Vehicle Fleet

R-2023-47 Resolution Authorizing Totally Disabled Veteran Deduction

R-2023-48 Resolution Authorizing Totally Disabled Veteran Deduction

R-2023-49 Resolution Authorizing Tax Collector to Transfer or Refund Overpayment of Taxes

R-2023-50 Resolution of the Township of Woolwich Authorizing the Execution of a Certificate of Completion as Required by the Redevelopment Agreement Between the Township of Woolwich and Liberty Commodore I Urban Renewal

R-2023-51 Resolution Authorizing Quote of Hunter Research, Inc. in the Not to Exceed Amount of \$35,526.25 to Conduct a Phase 1 Archeological Survey on Block 5, Lots 10, 11, 11.10 and 11.02-Locke Avenue Park Expansion Project

R-2023-52 Resolution Authorizing Budget Transfers During the First Three Months of the Succeeding Year for the Township of Woolwich, County of Gloucester, State of New Jersey

R-2023-53 Resolution of the Township of Woolwich Authorizing Reduction #1 of Performance Bond #SU1182873 on the Behalf of Woolwich Urban Renewal, LLC-Shop Rite of Center Square Plaza Phase 1

R-2023-54 Resolution Authorizing Refund of UCC Permit Fee Posted for Block 28.40, Lot 54 in the Amount of \$304.80

R-2023-55 Resolution Authorizing Street Opening Permit(s) to South Jersey Gas-604 Van Buren Court, 15 Salvatore Circle and 11 Georges Landing

R-2023-56 Resolution of the Township of Woolwich Authorizing the Extension of the 2020 Lease Agreement for Concession Stand Services

R-2023-57 Resolution Referring the 2023 Amendment to the Kings Landing Redevelopment Plan to the Joint Land Use Board for Review and Consideration

R-2023-58 Resolution Referring Several Ordinances and the Amended Zoning Map to the Joint Land Use Board for Review and Consideration

Old Business:

New Business:

Truck Route Proposal-RVE
Frederick Blvd. Speeding Assessment
Community Partners
Resignation of PtIm. Nastasi

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-2023-58 Resolution for Closed Session

Personnel: Grievance Hearing
Potential Litigation: Oldmans Creek Holdings
Potential Litigation: Escrow Relief Request
Personnel: Sick Time Policy

Approval of Bills:

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.

Interpreter	\$ 150.00-\$225.00/Session
Court Recorder	\$ 70.00/Session
Public Defender	\$ 250.00-\$500.00/Session
Police Chief	\$ 122,500.00-\$155,000.00
Police Deputy Chief	\$ 120,000.00 - \$130,000.00
Police Captain	\$ 120,000.00-\$125,000.00
Police Lieutenant	\$115,000.00-\$120,000.00
Police Secretary	\$40,000.00-\$50,000.00
Part Time Police Officers	\$13.00-\$15.00/Hour
Special Police Officer (Class I)	\$13.00-\$15.00/Hour
Special Police Officer (Class II)	\$12.00-\$30.00/Hour
Special Police Officer (Class III)	\$22.00-\$35.00
Emergency Management Coordinator	\$3,500.00-\$7,500.00
Crossing Guard	\$30.00 - \$33.00/Hour
Land Use Secretary	\$10,000.00-\$35,000.00
Meeting Attendance (Land Use Sec./Dep. Clerk)	\$ 65.00/Meeting
Public Health Services/Registrar of Vital Statistics	\$ 1,500.00-\$8,500.00
Public Health Services/Dep. Registrar of Vital Statistics	\$1,500.00-\$4,000.00
Recreation Coordinator	\$10,000.00-\$15,000.00
Records Manager	\$13.00-\$15.00/hr.
Park Ranger/Janitorial	\$12.00-\$15.00/hr.
Public Works Superintendent	\$55,000.00-\$76,000.00
Public Works Heavy Equipment Operator	\$25.00-\$32.50/hr.

**AN ORDINANCE OF THE TOWNSHIP OF WOOLWICH REPEALING AND REPLACING CHAPTER 8 OF THE
CODE OF THE TOWNSHIP OF WOOLWICH ENTITLED "CLAIMS APPROVAL"**

2023-02

WHEREAS, Chapter 8 of the Code of the Township of Woolwich entitled "Claims Approval" was adopted by Ordinance 92-1 in February of 1992; and

WHEREAS, the Township of Woolwich intends to delete said Chapter and replace with the following, which better reflects statutory compliance with purchasing requirements;

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

SECTION 1.

That Chapter 8 of the Code of the Township of Woolwich entitled "Claims Approval" be and is hereby deleted in its entirety and shall be replaced with the following:

Chapter 8 Claims Approval:

A.

A purchase requisition shall be prepared and computer generated by the department head (or designee). The purchase requisition shall be forwarded to the Purchasing Agent.

B.

State bid threshold.

(1)

The Township will maintain three levels of approval to ensure proper internal controls and accountability for all purchases under the state bid threshold (set by N.J.S.A. 40A:11-1 et seq.). Level One will be approval by the department head; second approval will be by the Chief Financial Officer (CFO) or Purchasing Agent to ensure compliance with the Local Public Contracts Law (N.J.S.A. 40A:111 et seq.), ensure sufficient funds are available and all other applicable Township policies and procedures are met. The third and final approval for all purchases below the state bid threshold shall be the Township Administrator (or his/her designee). Upon receiving (third) approval, the Purchasing Agent will prepare a purchase order, encumber the funds and deduct same from the available balance of the appropriate item.

(2)

All purchases above the state bid threshold shall be approved by the governing body by resolution.

C.

The Purchasing Agent shall sign the purchase order and return it to the department head for distribution as follows. A copy will be forwarded to the vendor which shall be signed and returned by the vendor with an invoice requesting payment from the Township.

D.

At the time an order is received, the department head or his or her designated representative shall sign the receiver certification section of the purchase order (copy one) to indicate that the quantity and quality of the commodity received complies with the specifications and/or scope of work. The department head shall then return the purchase order (copy one) to the Chief Financial Officer with the invoice and request for purchase which will constitute the payment request.

E.

On the first and third Monday of each month, a bill list shall be presented to the Township Committee for final approval. The Chief Financial Officer shall issue payment in the form of a check, which requires two signatures: the Mayor, Chief Financial Officer or Administrator/Clerk.

F.

Only the Purchasing Agent, Township Administrator, or Chief Financial Officer shall have the authority to expend Township funds via the above procedure. No other employee of the Township shall incur any liability on the part of the Township absent proper authorization as set forth in this chapter. Any liability incurred by an employee without proper authorization in accordance with the terms set forth herein will become the personal liability of that employee and not the Township's.

§ 8-2 Emergency purchase orders.

An emergency purchase shall be authorized only when circumstances require the immediate purchase or delivery of goods and services to meet an actual emergency. An emergency is defined by statute as "affecting the public health, safety or welfare that requires immediate delivery of the article or the performance of the services." See N.J.S.A. 40A:11-6. The department requesting the emergency purchase shall contact the Purchasing Agent (in the absence of the Purchasing Agent, the Chief Financial Officer or Township Administrator) to request approval. No emergency purchase shall be made without the approval of the Purchasing Agent or the Chief Financial Officer or the Township Administrator. On the next working day following the emergency request the department head shall submit a written request to the Purchasing Agent (or Chief Financial Officer) and Township Committee describing the emergency. The Purchasing Agent will then initiate the appropriate purchase order.

Inconsistency:

All Ordinances or parts of Ordinances that are inconsistent with the terms of this Ordinance are hereby repealed to the extent of their inconsistency.

Effective Date:

This Ordinance shall take effect immediately upon proper passage, publication in accordance with law and after final adoption as provided by law.

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 17th day of January, 2023 and will be considered for final passage at a meeting of the Township Committee of the Township of Woolwich, to be held on the 6th day of February, 2023 at 6:30 p.m. at which time and place any interested party will be given the opportunity to be heard.

Jane DiBella, Township Clerk

ed where applicable.]

§ 8-1 Voucher form.

claims against the Township of Woolwich for payments shall be submitted on a voucher form, to be supplied by the Chief Financial Officer, or else on a state-approved voucher form.

§ 8-2 Submission of voucher.

vouchers shall be signed by the claimant and dated and submitted no later than the third business day of the calendar week immediately preceding the meeting at which they are to be considered.

§ 8-3 Chief Financial Officer to receive vouchers.

vouchers shall be submitted to the Chief Financial Officer at his office during normal business hours.

§ 8-4 Certification of receipt.

Before vouchers are approved or to review by the Township Committee, the Chief Financial Officer's certification as to receipt of goods or services shall have been properly signed and dated.

§ 8-5 Township Committee to review vouchers.

The Township Committee shall review and approve or reject each properly signed and submitted voucher on or prior to the first and third regular meetings.

§ 8-6 Bill List.

Approval of vouchers by the Township Committee shall be evidenced by the signature of a majority of the Township Committee members present at the meeting on a Bill List, which shall be presented to the Township Committee at or before the meeting when the payment is approved. The Bill List shall state the date and number of the voucher, the name of the claimant, the amount of the claim and a brief designation of the kind of goods or type of services on which it is based. Said Bill List shall be made a part of the minutes of the Township Committee meeting. Committee members, in signing the Bill List, may note abstentions or disapproval as to particular vouchers.

§ 8-7 Payments.

Payments shall be made by check on a township account, properly signed as provided by law.

§ 8-8 Emergency purchases.

[Added 7-7-2008 by Ord. No. 2008-13]

A contract may be awarded or negotiated without public advertising for bids, notwithstanding that the contract price will exceed the bid threshold, when an emergency affecting the public health, safety or welfare requires the immediate delivery of goods or the performance of services, provided the award of the contract is made in the manner established herein.

Procedure for authorizing emergency contracts. The department head of the department wherein the emergency occurs shall notify the Township Administrator of the need for the performance of the contract, the nature of the emergency, the time of its occurrence and the need for invoking this emergency contract section of the Township Code. The department head providing the notification of emergency shall reduce the request to writing and file it with the Administrator as soon as practicable. The Township Administrator shall advise the Mayor, or, in the Mayor's absence, the Deputy Mayor, of the department head's request for an emergency contract. The Mayor, or, in his absence, the Deputy Mayor, will direct the Township Administrator whether to proceed with the emergency purchase. The Township Administrator shall then implement the procedures for undertaking the emergency purchase and, upon doing so, shall also notify the committee person who is liaison to the department wherein the emergency occurred of the need to undertake the emergency purchase. Notification of the committee person is for information purposes only; the committee person shall not participate in the procedure for determining whether to authorize an emergency contract.

Payment to contractor. Upon the furnishing of such goods and/or services in accordance with the terms of the emergency contract awarded by the Township Administrator, the contractor furnishing such goods or services will be entitled to payment therefor upon presentation of a duly executed voucher for the emergency services or purchases rendered.

Requirement of emergency circumstances. An actual or imminent emergency must exist requiring the immediate delivery of goods or the performance of services in order for the emergency contract to be awarded in accordance with this section.

Good faith or lack of foreseeability. This emergency purchase procedure may be utilized only in the event the need for goods or services could not have been reasonably foreseen or the need for such goods or services arose

services required by it.

Duration of contract. The emergency contract shall be of such limited duration as to meet only the immediate needs of the emergency. Under no circumstances shall this emergency purchasing procedure be used to enter into a multiyear contract.

Chain of command in Administrator's absence. In the event the Township Administrator, due to illness, absence, or other incapacity, is unavailable when emergency action may become necessary, then the Superintendent of the Department of Public Works shall be consulted by the department head regarding the emergency purchase. The Superintendent of the Department of Public Works shall then comply with the procedures established in this chapter for emergency purchases and act in place of the Township Administrator.

Coordination with Chief Financial Officer. The official awarding the emergency contract in accordance with this section shall coordinate his actions with the Chief Financial Officer of the Township so appropriate provision is made for funding the acquisition of emergency services or purchases.

**TOWNSHIP OF WOOLWICH
GLOUCESTER COUNTY, NEW JERSEY
ORDINANCE NO. 2023 - 03**

**ORDINANCE OF THE TOWNSHIP OF WOOLWICH AMENDING THE ZONING ON
BLOCK 28, LOTS 2, 3 AND 4 FROM LIO TO 5A RESIDENTIAL IN ACCORDANCE
WITH THE 2022 MASTER PLAN RE-EXAMINATION**

WHEREAS, via Resolution #2022-33, the Joint Land Use Board of the Township of Woolwich adopted a re-examination of the Township of Woolwich Master Plan; and

WHEREAS, the Master Plan Re-examination report contains various recommendations as to the Township Zoning Map and Zoning Ordinance; and

WHEREAS, the Master Plan Re-examination report recommended the rezoning of Block 28, lots 2, 3 and 4 to avoid conflicting uses nearby the Harker School and residential uses; and

WHEREAS, The Township Committee of the Township of Woolwich, is entitled to and has the power and authority to amend zoning ordinances; and

NOW THEREFORE, BE IT ORDAINED, by the Mayor and Committee of the Township of Woolwich, in the County of Gloucester, State of New Jersey, as follows:

Section 1. Amend §203-35, entitled, "Zoning Map", to change the zoning of Block 28, Lots 2, 3 and 4 from LOI to the 5A Residential zoning district.

Section 2. All ordinances or parts of ordinances inconsistent with this Ordinance are hereby repealed to the extent of such inconsistency.

Section 3. In the event any clause, section or paragraph of the 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.

Section 4. This Ordinance shall take effect after final adoption and publication according to law.

ATTEST:

TOWNSHIP OF WOOLWICH

Jane DiBella, Municipal Clerk

Craig Frederick, Mayor

CERTIFICATION

The foregoing ordinance was introduced upon first reading by the Township Committee of the Township of Woolwich at a regular meeting held on the 6th day of February, 2023. 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 a meeting of the Township Committee at which time any interested person(s) may be heard. Said meeting to be conducted on the 21st day of February, 2023 at the Woolwich Township Municipal Building, 120 Village Green Drive, Woolwich Township, New Jersey, beginning at 6:30 p.m.

Jane DiBella, Township Clerk

NOTICE OF ADOPTION

Notice is hereby given that the foregoing ordinance was approved for final adoption by the Woolwich Township Committee at a meeting held on the 21st day of February, 2023.

Jane DiBella, Township Clerk

**TOWNSHIP OF WOOLWICH
COUNTY OF GLOUCESTER
2023-04**

**ORDINANCE TO EXCEED THE MUNICIPAL BUDGET APPROPRIATION
LIMITS AND TO ESTABLISH A CAP BANK (N.J.S.A.40A:4-45.14)**

WHEREAS, the Local Government Cap Law, N.J.S.A. 40A:4-45.1 et seq., provides that in the preparation of its annual budget, a municipality shall limit any increase in said budget to 2.5% unless authorized by ordinance to increase it to 3.5% over the previous year's final appropriations, subject to certain exceptions; and,

WHEREAS, N.J.S.A. 40A: 4-45.15a provides that a municipality may, when authorized by ordinance, appropriate the difference between the amount of its actual final appropriation and the 3.5% percentage rate as an exception to its final appropriations in either of the next two succeeding years; and,

WHEREAS, the Township Committee of the Township of Woolwich in the County of Gloucester finds it advisable and necessary to increase its CY 2023 budget by up to 3.5% over the previous year's final appropriations, in the interest of promoting the health, safety and welfare of the citizens; and,

WHEREAS, the Township Committee hereby determines that a 3.5% increase in the budget for said year, amounting to \$276,967.75 in excess of the increase in final appropriations otherwise permitted by the Local Government Cap Law, is advisable and necessary; and,

WHEREAS, the Township Committee hereby determines that any amount authorized hereinabove that is not appropriated as part of the final budget shall be retained as an exception to final appropriation in either of the next two succeeding years.

NOW THEREFORE BE IT ORDAINED, by the Township Committee of the Township of Woolwich, in the County of Gloucester, a majority of the full authorized membership of this governing body affirmatively concurring, that, in the CY 2023 budget year, the final appropriations of the Township of Woolwich shall, in accordance with this ordinance and N.J.S.A. 40A: 4-45.14, be increased by 3.5%, amounting to \$276,967.75 and that the CY 2023 municipal budget for the Township of Woolwich be approved and adopted in accordance with this ordinance; and,

BE IT FURTHER ORDAINED, that any that any amount authorized hereinabove that is not appropriated as part of the final budget shall be retained as an exception to final appropriation in either of the next two succeeding years; and,

BE IT FURTHER ORDAINED, that a certified copy of this ordinance as introduced be filed with the Director of the Division of Local Government Services within five days of introduction; and

BE IT FURTHER ORDAINED, that a certified copy of this ordinance upon adoption, with the recorded vote included thereon, be filed with said Director within five days after such adoption.

TOWNSHIP OF WOOLWICH

Craig Frederick, Mayor

ATTEST:

Jane DiBella, Township 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 6th day of February, 2023 and will be considered for final passage at a meeting of the Township Committee of the Township of Woolwich, to be held on the 21st day of February, 2023 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 21st day of February, 2023.

Jane DiBella, Clerk

**TOWNSHIP OF WOOLWICH
GLOUCESTER COUNTY, NEW JERSEY
ORDINANCE NO. 2023-05**

**ORDINANCE OF THE TOWNSHIP OF WOOLWICH AMENDING CHAPTER 203,
SECTION 137, ENTITLED "CORRIDOR COMMERCIAL DISTRICT" IN
ACCORDANCE WITH THE 2022 MASTER PLAN RE-EXAMINATION**

WHEREAS, via Resolution #2022-33, the Joint Land Use Board of the Township of Woolwich adopted a re-examination of the Township of Woolwich Master Plan; and

WHEREAS, the Master Plan Re-examination report contains various recommendations as to the Township Zoning Map and Zoning Ordinance; and

WHEREAS, one of the Goals of the 2003 Master Plan was to "Limit the expansion of office and light industrial uses to areas that have good highway access to either Route I-295 or to the New Jersey Turnpike, and public sewer and water availability" and identified an objective to review existing zoning patterns to determine if changes to the light industrial and office use were necessary; and

WHEREAS, the 2022 Master Plan Re-examination report acknowledged that this goal and objective continues to be applicable and should continue to be implemented, and recommended that due to the increase in warehousing and logical distribution facilities, continued evaluation of the zoning ordinance as to these uses is appropriate; and

WHEREAS, warehouse and distribution uses have become an increasingly prominent use in recent development applications within the light industrial zone; and

WHEREAS, the Township Committee has determined that it is in the best interest of the Township to limit the areas in which warehousing and distribution facilities are permitted; and

WHEREAS, The Township Committee of the Township of Woolwich, is entitled to and has the power and authority to amend zoning ordinances pursuant to the Municipal Land Use Law, N.J.S.A. 40:55D-1 et seq.; and

NOW THEREFORE, BE IT ORDAINED, by the Mayor and Committee of the Township of Woolwich, in the County of Gloucester, State of New Jersey, as follows:

Section 1. Amend §203-137, entitled, "Corridor Commercial District", to eliminate the following permitted uses from Section B:

(30) Warehouse and distribution of goods and products, provided that no goods are sold at retail from the premises.

Section 2. Amend §203-137, entitled, "Corridor Commercial District", to revise the following permitted uses from Section B by adding the underlined language:

(11) Light industrial and light assembly operations which do not have characteristics which are noxious, injurious, offensive or hazardous to the health, safety or general welfare of the public.

Section 3. All ordinances or parts of ordinances inconsistent with this Ordinance are hereby repealed to the extent of such inconsistency.

Section 4. In the event any clause, section or paragraph of the 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.

Section 5. This Ordinance shall take effect after final adoption and publication according to law.

ATTEST:

TOWNSHIP OF WOOLWICH

Jane DiBella, Municipal Clerk

Craig Frederick, Mayor

CERTIFICATION

The foregoing ordinance was introduced upon first reading by the Township Committee of the Township of Woolwich at a regular meeting held on the 6th day of February, 2023. 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 a meeting of the Township Committee at which time any interested person(s) may be heard. Said meeting to be conducted on the 21st day of February, 2023 at the Woolwich Township Municipal Building, 120 Village Green Drive, Woolwich Township, New Jersey, beginning at 6:30 p.m.

Jane DiBella, Township Clerk

NOTICE OF ADOPTION

Notice is hereby given that the foregoing ordinance was approved for final adoption by the Woolwich Township Committee at a meeting held on the 21st day of February, 2023.

Jane DiBella, Township Clerk

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

2023-06

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, an amendment to the 2017 Kings Landing Redevelopment Plan and the 2019 Kings Landing Redevelopment Plan was prepared by Remington & Vernick Engineers, 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, which was adopted on September 20, 2021 by way of Ordinance 2021-21; and

WHEREAS, in order to comply with the New Jersey Cannabis Regulatory, Enforcement Assistance and Marketplace Modernization Act adopted on February 22, 2021 as P.L. 2021, c.16 (“CREAMM Act”), the Township Committee amended the Kings Landing Redevelopment Plan to add certain classes of cannabis facilities as permitted uses within certain areas within the Redevelopment Area, by way of Ordinance 2021-15 adopted on August 16, 2021 (“Cannabis Amendment”); and

WHEREAS, on December 19, 2022, by way of Ordinance 2022-16, an amendment to the 2021 Kings Landing Redevelopment Plan was prepared by Remington & Vernick Engineers for

the purposes of cleaning up certain elements of that plan, as set forth in the redevelopment plan amendment entitled, “Kings Landing at Woolwich Township, 2022 Amendment to Redevelopment Plan,” dated November 2022 (“2022 Kings Landing Redevelopment Plan”); and

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

WHEREAS, in order to stimulate redevelopment of the Redevelopment Area, the Township Committee has determined that it is in the best interest of the Township to consider an additional amendment to the 2022 Kings Landing Redevelopment Plan to revise the zoning and land uses set forth in the 2022 Kings Landing Redevelopment Plan, and Remington & Vernick Engineers has prepared an amendment to the 2022 Kings Landing Redevelopment Plan entitled, “Kings Landing at Woolwich Township, 2023 Amendment to Redevelopment Plan,” dated February 2023 (“2023 Kings Landing Redevelopment Plan”); and

WHEREAS, by way of Resolution R-2023-57, the Township Committee has referred the 2023 Kings Landing Redevelopment Plan to the Planning Board for its review as to the consistency with the Township Master Plan; and

WHEREAS, on February 16, 2023 the Planning Board reviewed the 2023 Amendment to Redevelopment Plan, and considered the testimony of the Planning Board’s Planner, Ashton Jones, P.P. A.I.C.P., C.F.M., and adopted Resolution # _____, recommending adoption of the 2023 Kings Landing Redevelopment Plan; and

WHEREAS, the Township Committee has reviewed the recommendation of the Planning Board and the 2023 Kings Landing Redevelopment Plan and has determined that it is in the best interest of the Township to adopt the 2023 Kings Landing Redevelopment Plan, attached hereto, in order to effectuate the redevelopment and rehabilitation of the 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 Remington & Vernick, entitled “Kings Landing at Woolwich Township, 2023 Amendment to Redevelopment Plan,” dated February 2023, and the findings contained therein is hereby adopted, as well as the findings contained in Resolution # _____ adopted by the JLUB.
3. Portions of the zoning set forth in the 2023 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 2023 Kings Landing Redevelopment Plan supersedes the underlying zoning. The zoning map shall hereby be amended to reflect the properties for which the 2023 Kings Landing Redevelopment Plan supersedes the underlying zoning.

4. The Township Committee declares and determines that the 2023 Kings Landing Redevelopment Plan provides realistic opportunities for redevelopment of the 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 2023 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 2023 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 6th day of February, 2023. 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 21st day of February, 2023, 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 21st day of February, 2023 and therefore becomes effective.

Jane DiBella, Clerk

**TOWNSHIP OF WOOLWICH
GLOUCESTER COUNTY, NEW JERSEY
ORDINANCE NO. 2023 - 07**

**ORDINANCE OF THE TOWNSHIP OF WOOLWICH AMENDING CHAPTER 203,
SECTION 5, ENTITLED “DEFINITIONS AND WORD USAGE” IN ACCORDANCE
WITH THE 2022 MASTER PLAN RE-EXAMINATION**

WHEREAS, via Resolution #2022-33, the Joint Land Use Board of the Township of Woolwich adopted a re-examination of the Township of Woolwich Master Plan; and

WHEREAS, the Master Plan Re-examination report contains various recommendations as to the Township Zoning Map and Zoning Ordinance; and

WHEREAS, one of the Goals of the 2003 Master Plan was to “Limit the expansion of office and light industrial uses to areas that have good highway access to either Route I-295 or to the New Jersey Turnpike, and public sewer and water availability” and identified an objective to review existing zoning patterns to determine if changes to the light industrial and office use were necessary; and

WHEREAS, the 2022 Master Plan Re-examination report acknowledged that this goal and objective continues to be applicable and should continue to be implemented, and recommended that due to the increase in warehousing and logical distribution facilities, continued evaluation of the zoning ordinance as to these uses is appropriate; and

WHEREAS, warehouse and distribution uses have become increasingly prominent uses in recent development applications within the light industrial zone; and

WHEREAS, the New Jersey State Planning Commission’s Office of Planning Advocacy has recently adopted policy recommendations setting forth Distribution Warehousing and Goods Movement Guidelines which suggest that warehousing, delivery, distribution and fulfillment facilities are becoming a more specialized use that no longer fits the definition of “light industrial” uses; and

WHEREAS, the Township has determined that it is in the best interest of the Township to reexamine and redefine light industrial uses to clarify the type of land uses associated with that definition; and

WHEREAS, The Township Committee of the Township of Woolwich, is entitled to and has the power and authority to amend zoning ordinances pursuant to the Municipal Land Use Law, N.J.S.A. 40:55D-1 et seq.; and

NOW THEREFORE, BE IT ORDAINED, by the Mayor and Committee of the Township of Woolwich, in the County of Gloucester, State of New Jersey, as follows:

Section 1. Amend §203-5, entitled, "Definitions and word usage", to repeal and replace the following definition:

INDUSTRIAL, LIGHT

Indoor fabrication, finishing, manufacturing, processing and/or assembly of noncombustible materials, predominantly from previously prepared materials, including processing, fabrication, assembly, treatment, and packaging of finished products, parts or goods and the incidental sales and distribution of such products, which does not produce noise, odors, vibration, hazardous waste materials, or particulate that will disturb or endanger neighboring properties. Light industrial uses shall not include the production of petroleum into fuel, oil or other products or chemical processing and storage, and shall not produce any corrosive, toxic, noxious fumes, glare, electromagnetic disturbances, radiation, smoke, cinders, odors, dust or waste, undue noise or vibration, or other objectionable features so as to be detrimental to the public health, safety, or general welfare, provided however that existing activities not in violation of city, state or federal law are exempt. Light industrial specifically excludes warehouses, container terminals, terminal facilities, storage facilities, distribution facilities, fulfillment centers, last miles fulfillment facilities, cold storage facilities, or other storage or distribution of goods.

Section 2. All ordinances or parts of ordinances inconsistent with this Ordinance are hereby repealed to the extent of such inconsistency.

Section 3. In the event any clause, section or paragraph of the 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.

Section 4. This Ordinance shall take effect after final adoption and publication according to law.

ATTEST:

TOWNSHIP OF WOOLWICH

Jane DiBella, Municipal Clerk

Craig Frederick, Mayor

CERTIFICATION

The foregoing ordinance was introduced upon first reading by the Township Committee of the Township of Woolwich at a regular meeting held on the 6th day of February, 2023. 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 a meeting of the Township Committee at which time any

interested person(s) may be heard. Said meeting to be conducted on the 21st day of February, 2023 at the Woolwich Township Municipal Building, 120 Village Green Drive, Woolwich Township, New Jersey, beginning at 6:30 p.m.

Jane DiBella, Township Clerk

NOTICE OF ADOPTION

Notice is hereby given that the foregoing ordinance was approved for final adoption by the Woolwich Township Committee at a meeting held on the 21st day of February, 2023.

Jane DiBella, Township Clerk

**TOWNSHIP OF WOOLWICH
GLOUCESTER COUNTY, NEW JERSEY
ORDINANCE NO. 2023-08**

**ORDINANCE OF THE TOWNSHIP OF WOOLWICH AMENDING CHAPTER 203,
SECTION 35, ENTITLED 'ZONING MAP' IN ACCORDANCE WITH THE 2022
MASTER PLAN RE-EXAMINATION**

WHEREAS, via Resolution #2022-33, the Joint Land Use Board of the Township of Woolwich adopted a re-examination of the Township of Woolwich Master Plan; and

WHEREAS, the Master Plan Re-examination report contains various recommendations as to the Township Zoning Map and Zoning Ordinance; and

WHEREAS, and the Township Committee has adopted several ordinances amending the zoning districts within the Township of Woolwich in accordance with the recommendations contained in the 2022 Master Plan Re-examination Report and has amended several redevelopment plans to change zoning applicable to those areas; and

WHEREAS, The Township Committee of the Township of Woolwich, is entitled to and has the power and authority to amend zoning ordinances in accordance with the Municipal Land Use Law, N.J.S.A. 40:55D-1, et seq.; and

WHEREAS, N.J.S.A. 40:55D-32 authorizes the Township Committee to adopt and amend the official zoning map of the Township, after referring the same to the planning board in accordance with N.J.S.A. 40:55D-26; and

WHEREAS, the Township Committee has referred the proposed zoning map to the Joint Land Use Board, as the Township's planning board, who reviewed the same at its February 16, 2023 meeting.

NOW THEREFORE, BE IT ORDAINED, by the Mayor and Committee of the Township of Woolwich, in the County of Gloucester, State of New Jersey, as follows:

Section 1. Section 203-35 of the Township Code, entitled, "Zoning Map", is hereby amended to replace the official "Zoning Map of the Township of Woolwich" attached thereto with the map attached hereto as Exhibit A.

Section 2. All ordinances or parts of ordinances inconsistent with this Ordinance are hereby repealed to the extent of such inconsistency.

Section 3. In the event any clause, section or paragraph of the 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.

Section 4. This Ordinance shall take effect after final adoption and publication according to law.

ATTEST:

TOWNSHIP OF WOOLWICH

Jane DiBella, Municipal Clerk

Craig Frederick, Mayor

CERTIFICATION

The foregoing ordinance was introduced upon first reading by the Township Committee of the Township of Woolwich at a regular meeting held on the 6th day of February, 2023. 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 a meeting of the Township Committee at which time any interested person(s) may be heard. Said meeting to be conducted on the 21st day of February, 2023 at the Woolwich Township Municipal Building, 120 Village Green Drive, Woolwich Township, New Jersey, beginning at 6:30 p.m.

Jane DiBella, Township Clerk

NOTICE OF ADOPTION

Notice is hereby given that the foregoing ordinance was approved for final adoption by the Woolwich Township Committee at a meeting held on the 21st day of February, 2023.

Jane DiBella, Township Clerk

**RESOLUTION ENDORSING THE FINDINGS AND DETERMINATION STATEMENT AND
AUTHORIZING THE CLERK TO SUBMIT A BINGO LICENSE ON THE BEHALF OF THE FOUR
SEASONS AT WEATHERBY GAMES ASSOICIATION**

R-2023-43

WHEREAS, application has been made with the Township Clerk towards the issuance of a Bingo License under identification number 565-12-37877 in accordance with NJAC 13:47.1 et seq.; and

WHEREAS, the applicant has submitted all necessary paperwork and fees in accordance with the rules promulgated by the State of New Jersey Legalized Game of Chance Control Commission (NJLGCCC) as well as municipal fees required within Chapter 65-11 of the Woolwich Township Code; and

WHEREAS, by these determinations, the Township Committee of the Township of Woolwich finds no cause to deny such permit;

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

1. That the application for a bingo license under Four Seasons at Weatherby, I.D. # 565-12-37877 be and is hereby approved for submission to the State of New Jersey for fund raising events to be held on March 5, April 2, May 7, June 4, Sept. 10, Oct. 1, Nov. 5, Dec. 3 and January 7, 2024 at One Clubhouse Lane, Woolwich Township, NJ to benefit the organization.
2. That the Woolwich Township Clerk be and is hereby authorized and directed to issue said licenses to the applicant at least fourteen (14) days after submission of the application to the New Jersey Legalized Games of Chance Control Commission (NJGCCC) in accordance with N.J.A.C. 13:47-1.1 et seq.

Adopted this 6th day of February, 2023

TOWNSHIP OF WOOLWICH

ATTEST: _____
Jane DiBella, Clerk

Craig Frederick, Mayor

**RESOLUTION OF THE TOWNSHIP OF WOOLWICH AUTHORIZING THE EXTENSION OF A SHARED SERVICE AGREEMENT BETWEEN THE TOWNSHIP OF WOOLWICH AND THE BOROUGH OF SWEDESBORO FOR THE PROVISION OF UNIFORM CONSTRUCTION CODE INSPECTIONS
R-2023-44**

WHEREAS, the Township of Woolwich and the Borough of Swedesboro have entered into a Shared Service Agreement for the provision of Uniform Construction Code services; and

WHEREAS, said Agreement terminated on the 31st day of December, 2022; and

WHEREAS, it is in the best interest of both parties to continue said service, subsequent to review and discussion of the terms of the Agreement; and

WHEREAS, an extension of the Shared Service Contract is hereby authorized retroactive to January 1, 2023 and effective until renewal of the Shared Service Agreement, but no later than March 31, 2023;

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

1. That the Shared Service Agreement between the Township of Woolwich and the Borough of Swedesboro is hereby extended retroactive to January 1, 2023 and effective until renewal of the Shared Service Agreement, but no later than March 31, 2023.

Adopted this 6th day of February, 2023

TOWNSHIP OF WOOLWICH

Craig Frederick, Mayor

ATTEST: _____
Jane DiBella, Clerk

CERTIFICATION

The foregoing Resolution was duly adopted by the Township Committee of the Township of Woolwich at a meeting held on the 6th day of February, 2023.

Jane DiBella, Clerk

**INTERLOCAL SERVICES AGREEMENT BETWEEN THE BOROUGH OF
SWEDESBORO AND THE TOWNSHIP OF WOOLWICH FOR THE PROVISION OF
UNIFORM CONSTRUCTION CODE INSPECTIONS**

WHEREAS, THE TOWNSHIP OF WOOLWICH, a municipal corporation of the State of New Jersey, hereinafter referred to as "Provider"; and THE BOROUGH OF SWEDESBORO, a municipal corporation of the State of New Jersey, hereinafter referred to as "Recipient", have agreed to enter into an Interlocal Services Agreement to provide for the provision of Uniform Construction Code Services to the Recipient; and

WHEREAS, pursuant to N.J.A.C. 5:23-4.6, municipalities may enter into Interlocal Agreements to administer and enforce said Sub-Code; and

WHEREAS, both the Provider and the Recipient wish to memorialize said understanding within this Interlocal Services Agreement pursuant to the Interlocal Services Act (N.J.S.A. 40:8A-1 et seq).

NOW, THEREFORE, BE IT RESOLVED that the Provider and the Recipient agree to the following terms and conditions of the Interlocal Services Agreement as follows:

ARTICLE 1: SCOPE OF SERVICES:

A. DESIGNATION AS GENERAL AGENT

1. The Provider, through its Construction Code Official, is hereby designated as the Agent of the Recipient to furnish them with all Building Sub-Code, Plumbing Sub-Code, Electrical Sub-Code and Fire Sub-Code inspections pursuant to the Uniform Construction Code on behalf of the Borough of Swedesboro.

B. PERSONNEL

1. Provider shall utilize its existing Construction Code Official and Inspectors to complete the inspections to the provided in Article I (A) (1).

C. RESPONSIBILITY

1. At all times, the Provider shall maintain responsibility for the processing of all paperwork, conducting all appropriate inspections, collection of all appropriate fees and issuance of all appropriate permits for those services related to this Interlocal Services Agreement.

ARTICLE II: ACTIVITIES

A. SERVICES TO BE PERFORMED

1. The following Uniform Construction Code services will be performed by the Provider:

- A. Construction Code Official (i.e. Building Sub-Code), Electrical Sub-Code Official, Plumbing Sub-Code Official, and Fire Sub-Code Official Inspections.
- B. Issuance of any and all permits for the Borough of Swedesboro related to those inspections based upon the established inspection fees utilized by the Township of Woolwich.
- C. Complete and process any and all State forms required to be submitted on behalf of the Borough of Swedesboro for said inspections.

B. MAINTENANCE OF RECORDS

1. All files, records and supporting documentation shall be kept by the Provider.
2. When files, records and supporting documentation are closed from active status, said materials shall be stored in the office of the Provider.

C. HOURS OF OPERATION

1. Provider shall maintain the same hours of operation as presently provided for the Township of Woolwich and will incorporate its inspections for the Borough of Swedesboro within those same time frames.

D. PLACE OF OPERATION

1. The services to be provided in this Interlocal Service Agreement will be provided at the Providers existing Construction Code Office located in Woolwich Township.

ARTICLE III: FUNDING:

A. COSTS

1. During the life of this Interlocal Services Agreement, the costs associated with the services to be provided by the inspectors shall be based upon those fees charged by the Township of Woolwich.
2. Provider shall on a quarterly basis provide Recipient with a summary of the permits issued and the fees generated from inspections performed in Swedesboro.
3. The Provider shall furnish the Recipient with a written annual financial report by January 31st of each year, summarizing the permits issued and the revenues generated.

B. REVENUE

1. Provider shall be responsible for and entitled to collect all fees issued for all permits and inspections. As of January 1, 2019, Recipient shall be entitled to ten (10%) percent of the Sub-Code permit fees paid to the Provider for the inspections.

ARTICLE IV: DURATION OF CONTRACT:

A. DURATION

This Agreement shall commence immediately upon the execution of the Interlocal Service Agreement by both the Provider and Recipient and will end four (4) years from the date of the execution of said Interlocal Service Agreement unless otherwise terminated pursuant to this Agreement.

B. TERMINATION

The Provider or Recipient may terminate this Interlocal Services Agreement by providing either party with a sixty (60) day notice of its decision to terminate the Interlocal Services Agreement.

C. AMENDMENT

The Agreement may be amended at any time by mutual agreement of the parties, provided that such amendment is reduced to writing, executed by the Mayor of each municipality or his/her designated Representative, and specifies the date the provision of such amendment shall be effective.

D. INTERPRETATION

Any questions regarding proper interpretation of the terms of this Agreement shall be submitted by the Municipal Administrator of the Provider, to the Municipal Attorney of the Provider and Recipients respectively, for interpretation. Absent a unanimous opinion, the matter shall be referred to a single arbitrator for binding arbitration. The cost of the arbitration shall be borne equally between the Provider and Recipient.

E. REMEDY

It is understood that the sole remedy for breach of contract is termination under the termination clause. No monetary damages or back charges may be demanded or granted in any dispute over the administration of this contract except as may otherwise be provided for in this Agreement.


F. SEVERABILITY

In the event this Agreement is deemed void, unlawful, invalidated by a Court of competent jurisdiction or proven otherwise unenforceable, the other parts or sections shall be separable and remain in full force and effect.

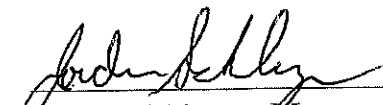
IN WITNESS WHEREOF, the parties hereto have executed this Agreement, the day and year first written above.

THE TOWNSHIP OF WOOLWICH

ATTEST:



Jane DiBella, Clerk



Jordan Schlump, Mayor

**RESOLUTION OF THE TOWNSHIP OF WOOLWICH
ACCEPTING PERFORMANCE BOND #BDTO-610248-023-COLUMBIA GAS TRANSMISSION PROJECT**

R-2023-45

WHEREAS, the Woolwich Township Joint Land Use Board has approved the application of Columbia Gas Transmission, LLC; and

WHEREAS, the Woolwich Township Engineer has provided cost estimates for said proposed improvements; and

WHEREAS, accordingly, the Township has received Performance Bond #BDTO-610248-023 in the amount of \$44,004.60; and

WHEREAS, said Performance Bond is approved as to form and content; and

WHEREAS, the Woolwich Township Clerk is directed to maintain said original Performance Bond #BDTO-610248-023 on file until authorized for reduction or release;

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

1. That the Woolwich Township Clerk be and is hereby authorized and directed to accept and file Performance Bond #BDTO-610248-023 in the amount of \$44,004.60 issued by Liberty Mutual Insurance as described above as posted for Columbia Gas Transmission, LLC-Swedeseboro No. 2 Point of Delivery Project until such time as direction for reduction and/or release is issued.

Adopted this 6th day of February, 2023

TOWNSHIP OF WOOLWICH

Craig Frederick, Mayor

ATTEST: _____
Jane DiBella, Clerk

CERTIFICATION

The foregoing Resolution was duly adopted by the Township Committee of the Township of Woolwich at a meeting held on the 6th day of February, 2023.

Jane DiBella, Clerk



**Liberty
Mutual™**
INSURANCE

BOND (License or Permit - Continuous)

LIBERTY MUTUAL INSURANCE COMPANY
181 Bay Street, Suite 1000, Brookfield Place, Toronto, Ontario M5J 2T3

Bond No. BDTO-610248-023

KNOW ALL MEN BY THESE PRESENTS:

THAT WE Columbia Gas Transmission, LLC as Principal, and Liberty Mutual Insurance Company, a corporation duly incorporated under the laws of the State of Connecticut and authorized to do business in the State of Massachusetts, as Surety, are held and firmly bound unto The Township of Woolwich, as Oblige, in the penal sum of Forty Four Thousand Four-----60/100 (\$44,004.60) Dollars, for the payment of which we hereby bind ourselves, our heirs, executors and administrators, jointly and severally, firmly by these presents.

WHEREAS, the Principal has obtained or is about to obtain a license or permit for Resolution #2022-34 Swedesboro No. 2 Point of Delivery Project 136 Monroville Road, Woolwich Township, NJ 08085. NOW, THEREFORE, THE CONDITIONS OF THIS OBLIGATION ARE SUCH, that if the Principal shall faithfully comply with all applicable laws, statutes, ordinances, rules or regulations, pertaining to the license or permit issued, then this obligation shall be null and void; otherwise to remain in full force and effect.

This bond shall become effective on January 16, 2023.

PROVIDED, that regardless of the number of years this bond is in force, the Surety shall not be liable hereunder for a larger amount, in the aggregate, than the penal sum listed above.

PROVIDED FURTHER, that the Surety may terminate its liability hereunder as to future acts of the Principal at any time by giving thirty (30) days written notice of such termination to the Oblige.

SIGNED, SEALED AND DATED this 11th, day of January 2023.

COLUMBIA GAS TRANSMISSION, LLC

LIBERTY MUTUAL INSURANCE COMPANY

Sonja Rivosecchi, Attorney-in-fact



Columbia Gas Transmission, LLC
455 Racetrack Road
Washington, PA 15301
Tel: 724.255.8360
Karen_franks@tcenergy.com



January 12, 2023

VIA Fed EX DELIVERY

Shannon Kilpatrick, Secretary
Woolwich Township Joint Land Use Board
120 Village Green Drive
Woolwich Township, NJ 08085

RE: Inspection Escrow Payment for JLUB Application #2022-019 Columbia Gas Transmission LLC Swedesboro No.2 Point of Delivery Project

Dear Ms. Kilpatrick:

On behalf of Columbia Gas Transmission, LLC ("Columbia"), please find enclosed a check in the amount of \$6,739.00 as full payment for the inspection escrow for the Columbia Point of Delivery project. A performance bond in the amount of \$44,004.60 has also been ordered and will be provided as soon as we have it in hand.

Thank you so very much for the assistance that you provided for this project. Please feel free to reach out if you have any questions or concerns.

Sincerely,

A handwritten signature in cursive script that reads "Karen Franks".

Karen Franks
Land Director

Enclosures



Alaimo Group

200 High Street, Mt. Holly, New Jersey 08060 Tel: 609-267-8310 Fax: 609-845-0300
2 Market Street, Paterson, New Jersey 07501 Tel: 973-523-6200 Fax: 973-523-1765

January 9, 2023

Ms. Jane DiBella, Administrator/Clerk
Woolwich Township
120 Village Green Drive
Woolwich Township, NJ 08085

Re: Woolwich Township
JLUB Application #2022-019
Columbia Gas Transmission LLC
Swedesboro No.2 Point of Delivery Project
136 Monroeville Road
Block 51, Lot 1
Minor Site Plan
Bond Estimate Distribution
Our File: A-0291-0019-000

Dear Ms. DiBella:

Please find enclosed a list of required improvements along with cost estimates for their installation for the referenced project. This project was approved by the Woolwich Township Land Development Board under Resolution: #2022-34. The estimates have been prepared by our office to reflect the cost of bonded improvements per the New Jersey Municipal Land Use Law.

The estimates are based on a plan entitled Minor Site Plan, six (6) sheets, prepared by Stahl Sheaffer Engineering, Revision #1, dated 11-03-2022 and a plan entitled Erosion and Sediment Control Plan Drawings, four (4) sheets, prepared by Arcadis U.S. Inc., dated May 2022, revised October 2022. The total amount of the Performance Guarantee, which includes a twenty percent (20%) contingency in accordance with the New Jersey Municipal Land Use Law, as well as, the inspection escrow, which is five percent (5%) of the cost of installation are summarized below:

Description	Bond Amount	Inspection Escrow
Off-Site (Public Improvements)	\$44,004.60	\$6,739.00

Preparation of the performance guarantees by this office does not constitute an endorsement of the design concept, nor does it warrant the accuracy of the plans which have been prepared by the developer's professionals. The applicant is solely responsible to determine what (if any) other permits or approvals are required for this project and to apply for and obtain such approvals. Copies of approvals should be submitted to our office.

- Consulting Engineers -

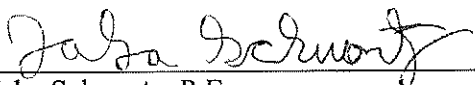
Civil • Structural • Mechanical • Electrical • Environmental • Planners

By copy of this letter, the applicant is notified that, prior to commencing any site disturbance, the applicant shall contact our office for the purpose of scheduling a pre-construction meeting. In addition, he must contact our Chief of Field Services Department (Mr. Nate Vizzi) by email (nvizzi@alaimogroup.com) at least 48 hours prior to the start of construction and by telephone (609-267-8310 x202) at least 24 hours prior to each restart of construction in order that we may schedule a field services representative for the project.

Should you have any questions or require additional information, please contact our office.

Very truly yours,

ALAIMO GROUP



Jake Schwartz, P.E.
Senior Project Engineer

JS/RAAjr
Encl.

cc: Shannon Kilpatrick, JLUB Secretary, Woolwich Township (via email)
Stephen J. Nardelli, P.E., P.P., C.M.E., Woolwich Township JLUB Engineer (via email)
Rick Hunt, P.P., Woolwich Township JLUB Planner (via email)
Columbia Gas Transmission LLC (700 Louisiana Street #1300, Houston, TX 77002)
Dominic S. Passanita, Stahl Sheaffer Engineering (via email)
Alaimo Group Field Services Department

ALAIMO GROUP 200 High Street Mount Holly, NJ 08060	IMPROVEMENT BOND ESTIMATE
MUNICIPALITY Woolwich Township 120 Village Green Drive, Woolwich, NJ 08085	PROJECT INFO: Name: Swedesboro No. 2 Point Project Application No.: 2022-019 Proj. No.: A-0291-0019-000
APPLICANT Columbia Gas Transmission, LLC 700 Louisana, Suite #1300 Houston, TX 77002	Date: 1/9/23 Estimated by: BEE Checked by: RAAJr Recommended Bond Amount: \$44,004.00

(1) ITEM NO	(2) DESCRIPTION	(3) QTY	(4) UNIT PRICE	(5) COST OF INSTALLATION
1	ACCESS DRIVE			
a.	Dense Graded Aggregate, 12" Thick	770 SY	\$24.00	\$18,480.00
2	GRAVEL PAD			
a.	12" Thick Crushed Limestone	65 SY	\$24.00	\$1,560.00
3	MISCELLANEOUS STRUCTURES			
a.	Fencing, 6' High Chain Link	735 LF	\$40.00	\$29,400.00
b.	10' Wide, 6' High Chain Link Gate	1 UN	\$2,000.00	\$2,000.00
c.	4' Wide, 6' High Chain Link Gate	4 UN	\$800.00	\$3,200.00
4	LIGHTING			
a.	Hubbell LED Floodlight Mounted 30' High	2 UN	\$1,000.00	\$2,000.00
b.	Eaton Crouse-Hinds LED Flood Light, Mounted 12' High	1 UN	\$2,500.00	\$2,500.00
c.	Eaton Crouse-Hinds Wall Mounted LED Fixture	6 UN	\$2,500.00	\$15,000.00
d.	Railing Mounted Eaton Crouse-Hinds LED Fixture	2 UN	\$2,500.00	\$5,000.00
e.	RAB Lighting Wall Mounted LED Fixture, Mounted 8' High	1 UN	\$600.00	\$600.00
5	STRIPING/SIGNAGE			
a.	Traffic Control Signs	12 UN	\$200.00	\$2,400.00
6	LANDSCAPING			
a.	Coniferous Trees	77 UN	\$400.00	\$30,800.00
b.	Topsoil, Fertilize, and Seed	2430 SY	\$6.00	\$14,580.00
7	FRENCH MATTRESS			
a.	6" Thick Crushed Limestone	40 SY	\$12.00	\$480.00
b.	Dense Graded Aggregate, 12" Thick	40 SY	\$24.00	\$960.00
c.	"Plain" Geotextile Fabric	40 SY	\$2.00	\$80.00
d.	6" Thick Perf. HDPE	100 LF	\$25.00	\$2,500.00
8	SOIL EROSION/SEDIMENT CONTROL DEVICES			
a.	12" Compost Filter Sock	315 LF	\$6.00	\$1,890.00
b.	18" Compost Filter Sock	135 LF	\$10.00	\$1,350.00
Cost of Installation				\$134,780.00
Cost of Improvements (Cost of Installation x 120%)				\$161,736.00
Inspection Escrow				\$6,739.00
ASSEMBLY No. 1425				
9	SAFETY AND STABILIZATION	1 LS	\$5,870.00	\$5,870.00
10	LANDSCAPING			
a.	Coniferous Trees	77 UN	\$400.00	\$30,800.00
Cost of Bonded Items (Items 9 & 10)				\$36,670.00
Cost of Bonded Improvements (Cost of Bonded Items x 120%)				\$44,004.00

NOTES:

- 1 Minimum allowable bond amount after reductions is 30% of original amount (per NJSA 40:55D-53c).
- 2 Applicant must contact our Chief of Field Services Department in writing 48 hours prior to start of construction and by telephone (609)267-8310 24 hours prior to each restart of construction in order that we may schedule a field services representative for the project.
- 3 The above estimates are given for the purpose of allowing orderly periodic reduction of bond amounts as work progresses. The making of such estimates or the bond reduction based thereon shall not be taken or construed as an approval or acceptance of any work so estimated, even if any individual line item(s) shows 100% completion. Final acceptance does not occur until the release of the maintenance bond.

**RESOLUTION OF THE TOWNSHIP OF WOOLWICH AUTHORIZING THE DISPOSAL OF CERTAIN VEHICLES
AND REMOVAL FROM VEHICLE FLEET**

R-2023-46

WHEREAS, the Township of Woolwich owns certain vehicles for use within the Woolwich Township Police Department that are no longer operable and have no value; and

WHEREAS, the Woolwich Township Police Department has requested to dispose of the following:

2012 Dodge VIN# 2C3CDXAT2CH288076

2015 Ford VIN# 1FM5K8AR8FGA89095

And

WHEREAS, the Woolwich Township Department of Public Works has requested to dispose of the following:

2005 Sterling Dump Truck VIN# 2FZACHCS65AN82319 and Snow Plow

WHEREAS, upon disposal, the vehicles shall be removed from the Woolwich Township Vehicle Fleet and Fixed Asset Inventory;

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

1. The Woolwich Township Police Department be and is hereby authorized to dispose of the following vehicles that are no longer operable; 2012 Dodge VIN# 2C3CDXAT2CH288076 and 2015 Ford VIN# 1FM5K8AR8FGA89095
2. The Woolwich Township Department of Public Works be and is hereby authorized to dispose of the following vehicle and equipment that are no longer operable/useable; 2005 Sterling Dump Truck VIN# 2FZACHCS65AN82319 and Snow Plow
3. That the Woolwich Township Clerk be and is hereby directed to remove said vehicles from the Woolwich Township vehicle fleet and Fixed Asset Inventory.

Adopted this 6th day of February, 2023

TOWNSHIP OF WOOLWICH

Craig Frederick, Mayor

ATTEST: _____
Jane DiBella, Clerk

CERTIFICATION

The foregoing Resolution was duly adopted by the Township Committee of the Township of Woolwich at a meeting held on the 6th day of February, 2023.

Jane DiBella, Clerk

**RESOLUTION AUTHORIZING TOTALLY DISABLED VETERAN DEDUCTION
R-2023-47**

WHEREAS, certain disabled veterans are entitled to an exemption from payment of real estate taxes otherwise due pursuant to N.J.S.A. 54:4-3.30 et seq.; and

WHEREAS, the Gloucester County Tax Assessor has made a determination that Jasmine Hypolite qualifies for said exemption;

NOW THEREFORE BE IT RESOLVED, by the Township Committee of the Township of Woolwich, County of Gloucester, State of New Jersey, that it hereby authorizes the Woolwich Township Tax Collector to refund and /or cancel taxes as set forth below.

Block 28.51	Lot 17	Jasmine Hypolite	\$ 516.84 cancel 1 st qtr. 2023
			516.83 cancel 2 nd qtr. 2023

Approved as of October 27, 2022

Adopted this 6th day of February, 2023

TOWNSHIP OF WOOLWICH

Craig Frederick, Mayor

ATTEST:

Jane DiBella, Clerk

CERTIFICATION

The foregoing resolution was duly adopted by the Township Committee of The Township of Woolwich at a meeting held on the 6th day of February, 2023.

Jane DiBella, Clerk

**RESOLUTION AUTHORIZING TOTALLY DISABLED VETERAN DEDUCTION
R-2023-48**

WHEREAS, certain disabled veterans are entitled to an exemption from payment of real estate taxes otherwise due pursuant to N.J.S.A. 54:4-3.30 et seq.; and

WHEREAS, the Gloucester County Tax Assessor has made a determination that **TONIA BOLLERS** qualifies for said exemption;

NOW THEREFORE BE IT RESOLVED, by the Township Committee of the Township of Woolwich, County of Gloucester, State of New Jersey, that it hereby authorizes the Woolwich Township Tax Collector to refund and /or cancel taxes as set forth below.

Block 28.50 Lot 27 Tonia Bollers

\$ 515.15 cancel 1st qtr. 2023
515.15 cancel 2nd qtr. 2023

Approved as of October 11, 2022

Adopted this 6th day of February, 2023

TOWNSHIP OF WOOLWICH

Craig Frederick, Mayor

ATTEST:

Jane DiBella, Clerk

CERTIFICATION

The foregoing resolution was duly adopted by the Township Committee of the Township of Woolwich at a meeting held on the 6th day of February, 2023.

Jane DiBella, Clerk

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

R-2023-49

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 2.13 Lot 30 Brown, Charles \$ 250.00 transfer to 2023

Adopted this 6th day of February, 2023

TOWNSHIP OF WOOLWICH

Craig Frederick, Mayor

ATTEST:

Jane DiBella, Clerk

CERTIFICATION

The foregoing resolution was duly adopted by the Township Committee of the Township of Woolwich, at a meeting held on the 6th day of February 2023.

Jane DiBella, Clerk

RESOLUTION OF THE TOWNSHIP OF WOOLWICH AUTHORIZING THE EXECUTION OF A CERTIFICATE OF COMPLETION AS REQUIRED BY THE REDEVELOPMENT AGREEMENT BETWEEN THE TOWNSHIP OF WOOLWICH AND LIBERTY COMMODORE I URBAN RENEWAL

R-2023-50

WHEREAS, the Township of Woolwich entered into a Redevelopment Agreement dated September 29, 2020 between the Township of Woolwich and Liberty Commodore I Urban Renewal LLC for a warehouse project located on Block 11, Lot 21 (formerly known as lots 20 & 21) on the Official Tax Map of the Township of Woolwich; and

WHEREAS, the Redevelopment Plan is for the construction of a 460,000 +/- square foot commercial distribution facility and related site improvements; and

WHEREAS, Section 2.7 of said Redevelopment Plan requires the issuance of a Certificate of Completion upon substantial completion of the project; and

WHEREAS, the Township of Woolwich accepts the Redevelopers representations that the property has been fully redeveloped as contemplated, is in compliance with the site plan, a Certificate of Occupancy has been issued by Woolwich Township and all project site improvements necessary for the use and operation of the project have been completed in material compliance with the Redevelopment Agreement; and

WHEREAS, the Woolwich Township Redevelopment Special Counsel authorized the execution of the Certificate of Completion by the Township of Woolwich on January 9, 2023; and

WHEREAS, it is the purpose of this resolution to authorize said execution retroactive to that date:

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

1. That the Woolwich Township Mayor be and is hereby authorized to sign the Certificate of Completion, as fully described with the Redevelopment Agreement between the Township of Woolwich and Liberty Commodore 1 Urban Renewal LLC for the construction of a 460,000 +/- square foot commercial distribution facility and related site improvements, be and is hereby authorized, retroactive to January 9, 2023.

Adopted this 6th day of February, 2023

TOWNSHIP OF WOOLWICH

ATTEST: _____
Jane DiBella, 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 6th day of February, 2023.

Jane DiBella, Clerk



David A. Weinstein
Member of New Jersey and
dweinstein@archerlaw.com
856-857-2787 Direct
856-795-0574 Direct Fax

Archer & Greiner, P.C.
1025 Laurel Oak Road
Voorhees, NJ 08043
856-795-2121 Main
856-795-0574 Fax
www.archerlaw.com

November 18, 2022

VIA E-MAIL AND REGULAR MAIL

Jane DiBella, Municipal Clerk
Township of Woolwich
120 Village Green Drive
Woolwich, New Jersey 08085

Re: CERTIFICATE OF COMPLETION FOR THE REDEVELOPMENT OF THE
REAL PROPERTY LOCATED AT BLOCK 11, LOT 21 (FORMALLY
KNOWN AS LOTS 20 & 21) ON THE OFFICIAL TAX MAP OF THE
TOWNSHIP OF WOOLWICH, COUNTY OF GLOUCESTER, NEW JERSEY

Dear Ms. DiBella:

Please accept this letter as the request by the Liberty Commodore I Urban Renewal LLC (the "Redeveloper") for the issuance of a Certificate of Completion required to be provided pursuant to Section 2.7 of the Redevelopment Agreement, dated September 29, 2020, for the above reference property. All terms not defined herein are defined in the Redevelopment Agreement.


The Redeveloper has represented to us that (i) the Project has been completed in material compliance with the Site Plan; (ii) a Certificate of Occupancy for the Project has been obtained from the Township (a copy of which is attached hereto); and (iii) all Project site improvements necessary for the use and operation of the Project have been completed in material compliance with the Redevelopment Agreement. Pursuant to Section 2.7 of the Redevelopment Agreement security has been posted for minor finish items.

Enclosed is the form of Certificate of Completion. We respectfully request that the Township proceed with approving for execution the Certificate of Completion at its next

Jane DiBella
November 18, 2022
Page 2

scheduled meeting, as we are in process of finalizing permanent financing for the Project, and would request to have the enclosed Certified of Completion signed, acknowledged and returned so that we may record same with the County Clerk.

Very truly yours,

A handwritten signature in black ink, appearing to read "David A. Weinstein", written over a horizontal line.

David A. Weinstein

Cc: Clint Allen (Via Email)
Bob Buckham (Via Email)

DAW:

226079117v1

RECORD AND RETURN TO:

**CERTIFICATE OF COMPLETION FOR THE REDEVELOPMENT OF THE
REAL PROPERTY LOCATED AT BLOCK 11, LOT 21 (FORMERLY KNOWN AS
LOTS 20 & 21) ON THE OFFICIAL TAX MAP OF THE TOWNSHIP OF WOOLWICH,
COUNTY OF GLOUCESTER, NEW JERSEY**

THIS CERTIFICATE OF COMPLETION (this "Certificate") is hereby issued as of this ___ day of _____, 2022, for the redevelopment of the real property located at Block 11, Lot 21 (formerly known as Lots 20 & 21) on the Official Tax Map of the Township of Woolwich, County of Gloucester, New Jersey (the "Township"), acting in the capacity of a redevelopment entity pursuant to the provisions of the Local Redevelopment and Housing Law (the "Act"), with offices at 120 Village Green Drive, Woolwich Township, New Jersey 08085, to LIBERTY COMMODORE I URBAN RENEWAL, LLC, the designated redeveloper of the Property, a limited liability company authorized to do business in the State of New Jersey and having offices at c/o Invesco Real Estate 2001 Ross Avenue, Suite 3400 Dallas, TX 75201, successor of LIBERTY VENTURE I, LP, a Delaware limited partnership (the "Redeveloper") (collectively, the "Parties").

PROJECT DESCRIPTION: Construction of a 460,000 +/- square foot commercial distribution facility and related site improvements on the Property (as defined below) (the "Project");

LOCATION: Block 11, Lot 21 (formerly known as Lots 20 & 21) on the Official Tax Map of the Township of Woolwich, County of Gloucester, New Jersey, as described on **Exhibit A** (the "Property").

The Parties acknowledge and agree as follows: The Parties entered into that certain Redevelopment Agreement dated September 29, 2020, a full and complete copy of which is on file at the Township municipal building, requiring Redeveloper to redevelop the Property in accordance with the provisions therein, and in accordance with the Act. The Redevelopment Agreement, contains a prohibition, as required by the Act, that the Redeveloper would not transfer the Property without the written consent of the Township and that all such covenants contained in the Redevelopment Agreement would terminate upon the issuance of a Certificate of Completion. Any capitalized terms not otherwise defined herein shall have the meaning ascribed in the Redevelopment Agreement.

The Township of Woolwich hereby issues this Certificate of Completion with respect to the Project based upon its findings that:

1. The Property has been redeveloped with the implementation of Construction of a 460,000 +/- square foot commercial distribution facility and related site improvements on the Property, all in accordance with the Redevelopment Plan to which the Property is subject and as substantially depicted and described in the Exhibits attached to the Redevelopment Agreement,. Additionally, the Township accepts Redeveloper's representations that the Property has been fully redeveloped as contemplated and further, that: (i) the Project has been completed in material compliance with the Site Plan; (ii) a Certificate of Occupancy for the Project has been obtained from the Township; and (iii) all Project site improvements necessary for the use and operation of the Project have been completed in material compliance with the Redevelopment Agreement.

2. The Redeveloper shall promptly record this Certificate of Completion at its sole cost and provide a copy of same to the Township. The recording of this Certificate of Completion shall automatically terminate the Redevelopment Agreement and the obligations contained therein of record with respect to the Property.

3. Pursuant to N.J.S.A. 40A:12A-9, due to the construction and implementation of the Project, the conditions determined to exist at the time the Property was determined to be in need of redevelopment or rehabilitation, as the case may be, are deemed to no longer exist and the land and improvements comprising the Property which has been redeveloped in accordance with the Act are no longer subject to eminent domain as a result of those determinations.

4. Any future conveyances of the Property shall not be subject to prior consent by the Township.

[Signatures Begin on Following Page]

IN WITNESS WHEREOF, the undersigned has hereunto set her hand on behalf of the Township of Woolwich, this _____ day of _____, 2022, and the Parties further agree as set forth herein.

ATTEST:

TOWNSHIP OF WOOLWICH

_____, Mayor

ATTEST:

REDEVELOPER
LIBERTY COMMODORE I URBAN
RENEWAL, LLC

By:

Name

By: _____
Name: _____
Title: _____

[Signature Page for Certificate of Completion]

ACKNOWLEDGMENT

STATE OF NEW JERSEY)
)
COUNTY OF GLOUCESTER)

I CERTIFY that, on _____, 20____, _____ personally came before me, the undersigned, a Notary Public or Attorney at Law of this State, and this person acknowledged under oath, to my satisfaction that:

- (a) he/she is the Mayor of the Township of Woolwich, , the entity named in the within document;
- (b) this document was signed and delivered by the Township as its voluntary act duly authorized by a proper resolution of its Committee;
- (c) this person knows the proper seal of the corporation which was affixed to this document; and
- (d) this person signed this proof to attest the truth of these facts.

Name:

Sworn to and subscribed to before me this

_____ day of _____, 2022

Name
[Notary Public][Attorney at Law] of New Jersey

ACKNOWLEDGMENT

STATE OF TEXAS)
)
COUNTY OF DALLAS)

I CERTIFY that, on _____, 2022, _____ personally came before me, the undersigned, a Notary Public of this State, and this person acknowledged under oath, to my satisfaction that:

(e) she is the _____ of Liberty Commodore I Urban Renewal, LLC, the entity named in the within document;

(f) this document was signed and delivered as its voluntary act duly authorized by a proper resolution;

(g) this person knows the proper seal of the corporation which was affixed to this document; and

(h) this person signed this proof to attest the truth of these facts.

Name:

Sworn to and subscribed to before me this

_____ day of _____, 2022

Name
Notary Public of State of _____

EXHIBIT A

LEGAL DESCRIPTION OF PROPERTY

226012224v1

**RESOLUTION AUTHORIZING QUOTE OF HUNTER RESEARCH, INC. IN THE NOT TO EXCEED AMOUNT OF
\$35,526.25 TO CONDUCT A PHASE 1 ARCHEOLOGICAL SURVEY ON BLOCK 5, LOTS 10, 11, 11.01 AND
11.02-LOCKE AVENUE PARK EXPANSION PROJECT
R-2023-51**

WHEREAS, the Township of Woolwich is preparing to conduct an expansion project of the Locke Avenue Park on lands owned by the Township, specifically Block 5, Lots 10, 11, 11.01 and 11.02; and

WHEREAS, the NJDEP-Division of Land Resource Protection has determined that issuance of a permit for the project is contingent upon completing a cultural resource investigation on Block 5, Lots 10, 11, 11.01 and 11.02 and is therefore requiring a Phase 1 Archeological Survey of the project area due to a "high sensitivity for the presence of Native American and possible historic period archeological resources,"; and

WHEREAS, the Township of Woolwich sought quotes to conduct said Phase 1 Survey; and

WHEREAS, said quotes were received from the following:

Rue Environmental, LLC	\$43,434.00
Richard Grubb & Associates	\$39,831.00
Hunter Research, Inc.	\$35,526.25

WHEREAS, by seeking said quotes, the Township of Woolwich is in compliance with N.J.S.A 40A:11-9(b), as to the bid threshold; and

WHEREAS, a Certification of Funds has been issued by the Woolwich Township CFO;

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

1. That the Woolwich Township Committee hereby accepts the quote of Hunter Research, Inc. to conduct a Phase 1 Archeological Survey on Block 5, Lots 10, 11, 11.01 and 11.02 in the NTE amount of \$35,526.25.

Adopted this 6th day of February, 2023

TOWNSHIP OF WOOLWICH

ATTEST: _____
Jane DiBella, Clerk

Craig Frederick, Mayor

CERTIFICATION

The foregoing Resolution was duly adopted by the Township Committee of the Township of Woolwich at a meeting conducted on the 6th day of February, 2023.

Jane DiBella, Clerk

**CERTIFYING FUNDS FOR THE FULL AMOUNT OF A CONTRACT
(PURCHASE) IN THE CURRENT FISCAL YEAR**

CERTIFICATION OF THE AVAILABILITY OF FUNDS

Date: Feb. 3, 2023

As required by N.J.S.A. 40A:4-57, N.J.A.C. 5:30-14.5 and any other applicable requirement, I, Lois Yarrington, Finance Officer for the Township of Woolwich, have ascertained that there are or will be made available sufficient, uncommitted appropriations within the 2023 Budget of the Township of Woolwich to authorize the proposal of Hunter Research, Inc. in the amount of \$35,526.25 to conduct a Phase 1 Archeological Study towards the Locke Ave. Park expansion project.

Funds are therefore being made available and certified against account number

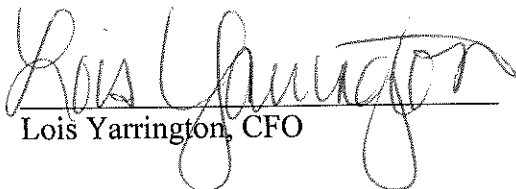
C-04-55-934-001

Contract period:

January 1, 2023-December 31, 2023

Quotes Received:

Rue Environmental, LLC	\$43,434.00
Richard Grubb & Associates	\$39,831.00
Hunter Research, Inc.	\$35,526.25


Lois Yarrington, CFO



**REMINGTON
& VERNICK
ENGINEERS**

RVE HQ:
2059 Springdale Road
Cherry Hill, NJ 08003
O: (856) 795-9595
F: (856) 795-1882

January 25, 2023

Jane DiBella, Township Administrator/Clerk
Woolwich Township
120 Village Green Drive
Woolwich Township, NJ 08085

**RE: Locke Avenue Park Improvements
Woolwich Township, NJ
Request for Purchase Order
Quote Award Letter
Phase I Archaeological Survey
Our file No. 0824T062**

Dear Jane DiBella:

The NJDEP-Division of Land Resource Protection (DLRP) has determined that issuance of a permit for the above captioned project is contingent on completing a cultural resources investigation on Block 5, Lots 10, 11, 11.01, and 11.02 in the Township of Woolwich, Gloucester County, NJ. The New Jersey Historic Preservation Office (NJHPO) required a Phase I Archaeological Survey of the project area due to a "high sensitivity for the presence of Native American and possible historic period archaeological resources."

RVE solicited quotes from NJHPO-approved firms to identify the presence or absence of archaeological resources within the limits of disturbance. We have received estimates with reference to the required Phase I Archaeological Survey for the entire property involved, approximately 40 acres.

We have obtained pricing from Rue Environmental, LLC in the amount of \$43,434.00 for a Phase I Archaeological Survey. Rue Environmental proposes the submission of the final report in thirty (30) days after the completion of fieldwork activities. The letter containing the referenced quote from Rue Environmental LLC is enclosed.

Additionally, we have received pricing from Richard Grubb & Associates in the amount of \$39,831.00, for use of local crew, and \$52,751.00, for use of crew requiring accommodation and per diem. Grubb proposes the Phase I Archaeological Survey to be completed six (6) weeks following the fieldwork activities. The letter containing the referenced quote from Richard Grubb & Associates is enclosed.

Lastly, we have acquired pricing from Hunter Research, Inc. in the amount of \$35,526.25 for a Phase I Archaeological Survey. A ten-to-twelve (10-12) week schedule is proposed from the notice to proceed to the submission of draft technical report for review. The letter containing the referenced quote from Hunter Research, Inc. is enclosed.

Therefore, we recommend awarding a quote for this effort in accordance with the Local Public Contracts Law for a price not-to-exceed \$35,526.25 to Hunter Research, Incorporated, 120 West State Street, Trenton, NJ, 08608-1185. We find both cost and schedule appropriate.



REMINGTON
& VERNICK
ENGINEERS

RVE HQ:
2059 Springdale Road
Cherry Hill, NJ 08003
O: (856) 795-9595
F: (856) 795-1882

Should you have any questions, do not hesitate to contact me with any questions or concerns via email at Dustin.Schopen@rve.com.

Sincerely,
REMINGTON & VERNICK ENGINEERS

A handwritten signature in cursive script that reads 'Dustin M. Schopen'.

Dustin M. Schopen, P.E.

DMS/DTK/JM

Enclosures: Rue Environmental LLC bid letter dated November 17, 2022
Hunter Research, Inc. bid letter dated December 5, 2022
Richard Grubb & Associates bid letter dated December 6, 2022



RICHARD GRUBB & ASSOCIATES
Historic Architecture • Archaeology • Historical Research

259 Prospect Plains Road | Building D | Cranbury, New Jersey 08512 | 609-655-0692 | www.rgaincorporated.com

December 6, 2022

Damon Kline
Remington & Vernick Engineers
2059 Springdale Road
Cherry Hill, NJ 08003

Re: Proposal, Phase I Archaeological Survey, Locke Avenue Park Improvements, Block 5, Lots 10, 11, 11.01 and 11.02, Township of Woolwich, Gloucester County, New Jersey

Dear Mr. Kline:

Richard Grubb & Associates, Inc. (RGA) is pleased to submit this proposal to complete a Phase I archaeological survey for the Locke Avenue Park Improvements project on Block 5, Lots 10, 11, 11.01 and 11.02 in the Township of Woolwich, Gloucester County. The project consists of additions to and improvements of sports fields and courts and the construction of multi-use paths, restrooms, parking, stormwater management facilities, access roadways and an overlook. Based on information supplied by Remington & Vernick Engineers the proposed improvements will be constructed on approximately 40 acres.

It is understood that a New Jersey Department of Environmental Protection (NJDEP) Division of Land Resource Protection (DLRP) Freshwater Wetlands (FW) permit application will be necessary thereby requiring compliance with N.J.A.C. 7:7A. Review correspondence from the NJHPO required a Phase I archaeological survey due to a "high sensitivity for the presence of Native American and possible historic period archaeological resources." The purpose of the Phase I archaeological survey is to identify the presence or absence of archaeological resources within the limits of disturbance. The results of the Phase I archaeological survey will be presented in a report that meets the Secretary of the Interior's *Standards and Guidelines for Archaeology and Historic Preservation* (1983) and complies with the archaeological survey and reporting guidelines of the NJHPO set forth in N.J.A.C. 7:4-8.4 through 8.5 (Requirements for Archaeological Reports – Standards for Report Sufficiency). The project archaeologist will meet the Secretary of the Interior's Professional Qualifications Standards for Archaeology (36 CFR Part 61).

An examination of the NJHPO online cultural resource geographic information system portal (LUCY) indicates that the project is situated within a mapped archaeological site grid (AB221) indicating that archaeological sites have been identified within one mile of the project area. A preliminary examination of historic aerial photographs and historic maps and atlases, indicate the project area is situated on a natural upland terrace and wetlands and was undisturbed in the nineteenth and early twentieth centuries. The project area is adjacent to the identified but unevaluated Northwest Section of Swedesboro Historic District.

Phase I Archaeological Survey

The Phase I archaeological survey will consist of the following tasks:

- Background research to determine if previously identified historic properties are present within or adjacent to the project area. Due to COVID-19 restrictions, the New Jersey Historic Preservation Office (NJHPO) remains closed for research. RGA will make a good-faith effort to obtain the necessary files through an examination of NJDEP's online NJ-GeoWeb GIS application and information already in RGA's files.

ADDITIONAL OFFICES | Pennsylvania | New York | North Carolina | Maryland | Tennessee

DBE/WBE/SBE CERTIFIED

- Archaeological site file review at the New Jersey State Museum (NJSM). A one-mile search radius will be implemented.
- A review of historic atlases, maps, and aerial photographs and secondary sources to be included in the development of a historic context.
- Consultation letters to be sent to appropriate local and regional organizations with an interest in history and archaeology.
- A site visit/visual inspection/reconnaissance of the project area by the project archaeologist to document existing conditions at the time of the Phase I survey. The site visit will take place while archaeological fieldwork is ongoing.
- Completion of a New Jersey One-Call utility mark out request.
- Subsurface archaeological testing in the form of shovel test pit (STP) excavation throughout the limits of disturbance. The excavation of 17 STPs per acre is required by the NJHPO. The excavation of approximately 680 STPs is proposed at 50-foot intervals. Additional STPs may be dug at closer or judgmental intervals, as necessary, to investigate areas of identified resources, as warranted. Areas of prior disturbance such as existing roadways and driveways or wetlands and standing water will not be tested. Shovel test pits measuring one foot in diameter will be dug into culturally sterile soils or to a maximum of three feet below grade. Identified stratigraphy will be recorded on standardized field forms. Soil color, texture and depth for each stratum will be recorded. Seventeen (17) days of fieldwork are anticipated.
- All excavated soils to be screened through ¼-inch wire mesh to facilitate artifact recovery. Recent artifacts such as plastic or beverage bottles and cans will be discarded in the field; ubiquitous artifacts such as building materials, coal, and brick may be sampled. Exposed soil profiles will be recorded on standardized forms. An STP log will be created and will be appended to the technical report. Upon excavation completion, all STPs will be backfilled and the ground will be restored as close to original contours as possible. The location of all STPs will be plotted on survey base maps.
- Recovered artifacts to be washed, analyzed, and cataloged. The recovery of up to 300 artifacts is anticipated.
- Assessment of potential significance of identified prehistoric and/or historic archaeological resources.
- Preparation of one (1) NJSM archaeological site registration form, if necessary.
- Preparation of a Phase I archaeological survey report. The report will detail the results of the Phase I archaeological survey and include management recommendations regarding the need for a further survey (i.e., Phase II survey), if necessary, or no further survey.

Deliverables and Schedule

RGA will complete the Phase I archaeological survey report in approximately six (6) weeks following the completion of fieldwork. A digital copy of the draft report will be produced at the conclusion of the survey and submitted to the client for review. RGA will submit the report to the NJHPO if requested to do so. Currently the submission of digital reports is acceptable to the NJHPO.

Proposal, Phase I Archaeological survey
Locke Avenue Park Improvements, Block 5, Lots 10, 11, 11.01 and 11.02
Township of Woolwich, Gloucester County, NJ
December 6, 2022
Page 3

Costs

The cost to complete the Phase I archaeological survey will not exceed \$39,831.00 if we use local crew.

The cost to complete the Phase I archaeological survey will not exceed \$52,751.00 if we have to use crew requiring accommodation and per diem.

Assumptions/Exclusions

It is assumed that the client will facilitate access to the project area.

Deed and title research is not included. Should an historic archaeological site be identified, a supplemental cost will be provided for additional research as required by the NJHPO.

Artifacts from contexts determined ineligible for listing in the NRHP will be offered to the client following NJHPO approval of the Phase I archaeological survey report.

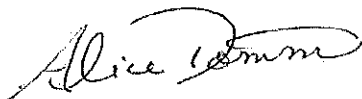
Artifact curation and geomorphological survey are not included.

RGA assumes that no contaminants are present within the project area. If contaminants are present, and HAZWOPER-trained personnel and a site-specific health and safety plan are needed, an additional cost will be necessary. RGA requests that information pertaining to known contaminants be supplied prior to the commencement of Phase I archaeological fieldwork.

If required, further work (i.e., Phase II archaeological survey or historic architectural survey) will be performed under a separate scope of work.

Please contact Richard Grubb at 609-655-0692, ext. 320, rgrubb@rgaincorporated.com or Paul McEachen at 609-655-0692 ext. 309, pjmceachen@rgaincorporated.com if you have any questions. We look forward to working for you on this project.

Very truly yours,



Alice Domm
Chief Executive Officer

AD:igb

cc: Julia Marino
Justin Zarzecki
Dustin Schopen

Proposal, Phase I Archaeological survey
Locke Avenue Park Improvements, Block 5, Lots 10, 11, 11.01 and 11.02
Township of Woolwich, Gloucester County, NJ
December 6, 2022
Page 4

This proposal has been approved and accepted by:

Signature of Authorized Remington & Vernick Engineers Representative

Printed Name of Authorized Remington & Vernick Engineers Representative

Date of Approval/Acceptance



**TECHNICAL PROPOSAL
LOCKE AVENUE PARK REDEVELOPMENT CULTURAL RESOURCE STUDIES
GLOUCESTER COUNTY, NEW JERSEY**

Submitted to: Damon T. Kline, P.E., PMP - Remington & Vernick Engineers

Submitted by: Rue Environmental LLC

Contact Person: David J. Rue, Ph.D.

November 28, 2022

Rue Project No. 991

Cultural Resource studies are required for the proposed project referenced above. The overall property involved includes approximately 40 acres. The 40-acre area will serve as the Area of Potential Effects (APE) for a Phase I archaeological survey. Studies will comply with guidelines of the New Jersey State Historic Preservation Office (HPO).

Rue will conduct background research, including a review of NJ HPO archaeological site records, historic maps, soils data, and other relevant background information. A preliminary review indicates previously recorded archaeological sites exist near the APE. The setting has a high potential for precontact remains given the proximity to Racoon Creek.

The Phase I field methods will include excavation of shovel test pits (STPs) at 15 m intervals, augmented by STPs at reduced intervals around positive STPs. An approximate estimate of expected STPs is 640. STPs will measure 50 cm x 50 cm, excavated 10 cm into sterile subsoil. All soils are screened through ¼-inch mesh. Standard forms are used to document results and artifacts, if found, are bagged by STP number. The results would be subjected to analysis and a complete Phase I report would be prepared for submittal to client for review before being submitted to the HPO. Any needed site forms would be completed for resources discovered.

The archaeological fieldwork could commence after notice to proceed, in January or February 2023. It would be accomplished by a crew of four in fourteen field days, performed as one eight-day episode and one six-day episode with a six-day weekend separating the field episodes. The report will be submitted to Remington & Vernick Engineers for review in 30 days after completion of the fieldwork.

Cost Summary: \$43,434.00

Woolrich Township Locke Park Expansion Phase I Archaeology Survey

Gloucester County, NJ

Rue Environmental Project No.

November 17, 2022

LABOR RATES: COST BY ASSIGNMENT AND TASK

Personnel	Rate	Subtask (Hours)					Total Hours	Total Labor
		1	2	3	4	5		
Project Manager	\$134.00	4	0	0	0	2	6	\$ 804.00
Project Archaeologist	\$94.00	0	20	0	0	30	50	\$ 4,700.00
Field Director (1)	\$64.00	0	0	107	10	0	117	\$ 7,488.00
Field Technician (3)	\$50.00	0	0	321	0	0	321	\$ 16,050.00
Rpt Prep Specialist	\$60.00	0	0	0	0	2	2	\$ 120.00
Lab Specialist	\$64.00	0	0	0	20	2	22	\$ 1,408.00
GIS/ Graphics	\$94.00	0	0	0	0	20	20	\$ 1,880.00
TOTAL		4	20	428	30	56	538	\$ 32,450.00

Subtask Codes:

- | | |
|---------------------------|---------------------------|
| (1) Project Coordination | (4) Analysis |
| (2) Background Research | (5) Archy Reporting/Forms |
| (3) Archaeology Fieldwork | |

NON-LABOR DIRECT COSTS

Item	Rate	Subtask (Units)					Total Units	Total Non-Labor Cost
		1	2	3	4	5		
Car Mileage/100 miles	\$ 62.50	0	0	32	0	0	32	\$ 2,000.00
Lodging	\$ 115.00	0	0	56	0	0	56	\$ 6,440.00
Subsistence	\$ 45.00	0	0	56	0	0	56	\$ 2,520.00
Xerox/100 copies	\$ 8.00	0	0	0	0	3	3	\$ 24.00
Subtotal of All Non-Labor								\$ 10,984.00
TOTAL COST								\$ 43,434.00

HUNTER RESEARCH

Richard W. Hunter
PRESIDENT

Patrick Harshbarger
VICE PRESIDENT

James S. Lee
VICE PRESIDENT

Patricia A. Madrigal
VICE PRESIDENT

December 5, 2022

Damon Kline, P.E., PMP
Environmental Department Head
Remington & Vernick Engineers
2059 Springdale Road
Cherry Hill, NJ 08003

Via E-mail

Re: Woolwich Park, Block 5, Lots 10,11, 11.01 and 11.02
Woolwich Township, Gloucester County, New Jersey
Phase I Archaeological Survey – Technical Proposal

Dear Mr. Kline:

Please accept this letter and the attached cost estimate as a proposal to perform a Phase I archaeological survey of portions of Block 5, Lots 10, 11, 11.01 and 11.02 in Woolwich in Woolwich Township, Gloucester County, New Jersey. This property, located on a tongue of land between two north-flowing tributaries of Rancocas Creek, is currently a single large open field surrounded by woodland. It is slated for development as soccer and baseball fields with related infrastructure (roadways, paths, drainage and retention basins). Phase I archaeological survey has been requested by the New Jersey Historic Preservation Office in this instance in connection with New Jersey Department of Environmental protection permitting procedures.

Hunter Research will supply Remington & Vernick Engineers (RVE) with Phase I archaeological survey services sufficient to identify and preliminarily evaluate archaeological resources within the project site and to assess the likely effects of site development on such resources. All work will be accomplished in accordance with the various guidelines for historic preservation and archaeology projects issued by the New Jersey Historic Preservation Office. Senior staff conducting this work will meet or exceed the Secretary of the Interior's Professional Qualifications Standards for archaeology and history (Federal Register 48:190:44738-44739; 36 CFR 66.3(b)(2) and 36 CFR 61).

The goals of the proposed survey are as follows: 1). to conduct background research and identify archaeological resources that are listed in or potentially eligible for listing in the National Register of Historic Places within the project site; 2). to preliminarily assess the project site's archaeological potential and the need for subsurface testing; 3). to implement, if determined necessary, a program of fieldwork within the limits of anticipated ground disturbance on the project site to establish the presence or absence of archaeological remains; 4). to preliminarily evaluate likely project impacts on identified archaeological resources; and 5). to make recommendations, if necessary, concerning the need for additional archaeological study and avoidance and/or mitigation of project impacts.

The principal archaeological concern with reference to this project is the potential for Native American resources, which are judged most likely to lie on well-drained soils within 500 feet of streams or wetland areas – environmental characteristics that apply to the subject property. Historic maps (1849, 1876) show no buildings or structures on the property, although it is possible that early historic sites from the 17th, 18th or early 19th centuries may be present. Phase I archaeological testing will be confined within areas defined by the limit of disturbance as shown on current project plans (RVE Woolwich Park Phase I Improvements, March 6, 2020).

We propose undertaking the following tasks:

1. Background Research and Field Preparation – Information will be assembled on the geology, soils, prehistory, and history of the project corridor through consultation of secondary sources, historic maps and aerial photographs, and site file and survey report information. In-house research materials will be reviewed and the collections of the New Jersey Historic Preservation Office, the New Jersey State Museum and the New Jersey State Library will be examined. The bulk of the background research will be conducted online and in state agencies in Trenton, although the Gloucester County Historical Society in Woodbury and the Swedesboro Public Library will be contacted and visited in person if pertinent research materials are identified. No primary archival research will be undertaken.

2. Archaeological Fieldwork: Archaeological fieldwork will entail systematic excavation of 18-inch-diameter shovel tests and will be restricted to the approximately 34.5 acres of land lying within the project's anticipated limit of disturbance. Archaeological testing will be conducted at the rate of 17 tests per acre with additional limited radial testing being conducted at 25-foot intervals if potentially significant archaeological resources are identified (approximately 550 to 600 tests in total).

If appropriate, selected shovel tests will be extended in depth to a maximum of six feet below the ground surface with the use of a four-inch bucket auger. This should be sufficient to penetrate fill and deep artifact-bearing soils to ensure the full sequence of cultural deposits is examined. All subsurface tests will be backfilled upon completion and the ground returned as closely as possible to its pre-excavation condition. In-field recording will entail the mapping of archaeological test locations using GPS technology and tape measures, the taking of digital photographs, annotation of maps and the generation of written descriptions of cultural features and shovel tests.

We propose deploying a five-person crew (one senior archaeologist working halftime and four archaeologists) for ten days working under the part-time direction of a Principal Investigator.

3. Analysis and Report – upon completion of all research and fieldwork tasks, Hunter Research will analyze the assembled research and field data and artifacts. Upon completion of analysis, Hunter Research will prepare a brief technical report in which archaeological resources within the project site will be identified, described

and preliminarily evaluated. Areas of archaeological sensitivity (i.e., those sections of the project site that are considered likely to hold substantially intact below-ground cultural deposits and may therefore merit further investigation) will be indicated on project plans. Recommendations will also be offered, as appropriate, concerning likely project effects and the need, if any, for avoidance or further archaeological investigation.

The technical report will also describe and evaluate any archaeological resources identified and provide a clear assessment of the potential significance of these resources. The likely project effects on State and National Register eligible or potentially eligible resources will be assessed. Recommendations will also be offered, if necessary, concerning the need for further Phase II-level archaeological study.

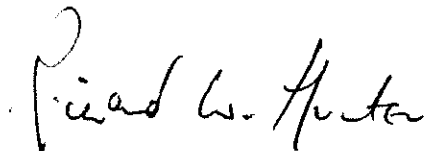
The report is estimated as being approximately 50 to 75 pages in length including attachments (copies of maps, photographs, architectural inventory forms, summary of subsurface testing data, artifact catalog, resumes, NJSM-registration forms, etc.). The attached cost estimate makes allowance for an all-digital transmission of the following: a digital pdf of a draft report for initial client review; and a digital pdf of a final report for submission to the NJHPO. The project report will be prepared in accordance with current NJHPO guidelines.

Work Schedule – A ten to twelve-week schedule is proposed from receipt of notice to proceed to submission of a draft technical report for client review. A final revised document will be submitted within two weeks of receipt of review comments.

Fee – A separate fee proposal is attached.

Details of company qualifications and capabilities are at www.hunterresearch.com. If you have any questions about this proposal, please feel free to contact me at your convenience.

Yours sincerely,

A handwritten signature in black ink, appearing to read "Richard W. Hunter". The signature is written in a cursive, flowing style.

Richard W. Hunter, Ph.D., RPA
President/Principal Archaeologist

encl.

cc. Julia Marino, RVE
Justin Zarzecki, RVE
Dustin Schopen, RVE
James Lee, HRI

**TIME AND COST ESTIMATE - PHASE I ARCHAEOLOGICAL SURVEY
 WOOLWICH PARK, BLOCK 5, LOTS 10, 11, 11.01 AND 11.02
 WOOLWICH TOWNSHIP, GLOUCESTER COUNTY, NEW JERSEY**

LABOR	Hours	Hourly Rate	Hourly Cost
Task 1. Background Research and Field Preparation			
Principal Investigator	2	\$125.00	\$250.00
Historian	16	\$75.00	\$1,200.00
Cartographer	2	\$75.00	\$150.00
Field Assistant	<u>2</u>	\$65.00	<u>\$130.00</u>
Totals	22		\$1,730.00
Task 2. Archaeological Fieldwork			
Principal Investigator	8	\$125.00	\$1,000.00
Senior Archaeologist	40	\$80.00	\$3,200.00
Field/Lab Assistant	<u>320</u>	\$65.00	<u>\$20,800.00</u>
Totals	368		\$25,000.00
Task 3. Analysis and Report			
Principal	4	\$160.00	\$640.00
Principal Investigator	16	\$125.00	\$2,000.00
Senior Archaeologist	24	\$80.00	\$1,920.00
Field/Lab Assistant	12	\$65.00	\$780.00
Historian	16	\$75.00	\$1,200.00
Cartographer	12	\$75.00	\$900.00
Report Manager	<u>4</u>	\$125.00	<u>\$500.00</u>
Totals	88		\$7,940.00
Total Labor	478		\$34,670.00
Expenses			
Mileage	1250 miles @	\$0.625	\$781.25
Field and Lab Supplies			\$50.00
Xeroxing and Reprographics			\$25.00
Total Expenses			\$856.25
	Labor		\$34,670.00
	Expenses		<u>\$856.25</u>
	TOTAL		\$35,526.25

**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**

RESOLUTION R-2023-52

WHEREAS, the provisions of N.J.S.A. 40A:4-59, permit the transfer of appropriations during the first three months of a succeeding fiscal year and

WHEREAS, from time to time it becomes necessary to transfer funds for various reasons in order to operate the Township on a sound financial basis

NOW THEREFORE BE IT RESOLVED, that the Township Governing Body agrees to said transfer of budget appropriations below:

Department	Account Number	To	From
Police S&W	2-01-25-240-010		\$12,500.00
Heating	2-01-31-445-000	\$ 2,500.00	
Other Professional	2-01-20-155-027	\$ 5,000.00	
Engineering Misc	2-01-20-165-299	\$ 5,000.00	
Totals		\$ 12,500.00	\$ 12,500.00

This resolution will become effective immediately.

Adopted at a meeting of the Township of Woolwich Committee held on February 6, 2023.

Craig Frederick, Mayor

Attest:

Jane DiBella, Clerk

**RESOLUTION OF THE TOWNSHIP OF WOOLWICH AUTHORIZING REDUCTION NO. 1 OF
PERFORMANCE BOND #SU1182873 POSTED ON THE BEHALF OF WOOLWICH URBAN
RENEWAL, LLC-SHOP RITE OF CENTER SQUARE PLAZA, PHASE 1
R-2023-53**

WHEREAS, the Township of Woolwich holds Performance Bond #SU1182873 posted by Woolwich Urban Renewal, LLC-Shop Rite-Center Square Plaza Phase 1; and

WHEREAS, said Performance Bond is in the amount of \$129,360.00 as Landscape Buffer Bond; and

WHEREAS, a request has been received from the developer as to the reduction of the bonded amount; and

WHEREAS, Alaimo Group Engineers has conducted an inspection of the improvements in response to such request, and issued a letter dated January 23, 2023 in which recommendation has been made to authorize such reduction;

NOW THEREFORE BE IT RESOLVED by the Township Committee of the Township of Woolwich that the performance bond noted below, be and is hereby authorized for reduction to the recommended balance reflected:

Performance Bond #	Current Amount	Reduced To
#SU1182873	\$129,360.00	\$38,080.00

BE IT FURTHER RESOLVED that the reduced amount represents progress to date and does not release the developer from any punch list or contract requirements for the improvements installed to date; and

BE IT FURTHER RESOLVED that the Woolwich Township Clerk is authorized and directed to remit a certified copy of this resolution to such developer, and to require submission of a rider in the reduced amount, to be attached to the original Performance Bond.

Adopted this 6th day of February, 2023

TOWNSHIP OF WOOLWICH

ATTEST: _____
Jane DiBella, 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 6th day of February, 2023.

Jane DiBella, Clerk



Alaimo Group

200 High Street, Mt. Holly, New Jersey 08060 Tel: 609-267-8310 Fax: 609-845-0300
2 Market Street, Paterson, New Jersey 07501 Tel: 973-523-6200 Fax: 973-523-1765

January 23, 2023

Ms. Jane DiBella, Administrator/RMC
Woolwich Township
120 Village Green Drive
Woolwich, NJ 08085

RE: Woolwich Township
ShopRite of Center Square Plaza, Phase I
Center Square Road
Landscape Buffer Bond Reduction No. 1
Our File No. A-0291-0017-000

Dear Ms. DiBella:

As requested, we have performed a site inspection for the referenced project to determine whether the Landscape Buffer Performance Guarantee posted for this project could be reduced. We found that the Landscape Buffer Performance Guarantee for this project may be reduced as follows:

Original Amount	Current Amount	Recommended Reduced Amount	Recommended Bond Balance
\$129,360.00	\$129,360.00	\$91,280.00	\$38,080.00

It should be noted that the Municipal Land Use Law recommends that the minimum allowable bond amount after reductions is not to exceed thirty-percent (30%) of the original bond amount. The recommended bond balance is at the thirty-percent (30%) threshold. It should also be noted that the above recommended bond balance is based on the items and unit costs provided in the Cost Estimate dated December 21, 2021, prepared by Remington& Vernick Engineers and our site inspection.

We recommend that the Committee pass a resolution authorizing the Performance Guarantee Reduction at their next meeting.

The above estimate is given for the purpose of allowing orderly periodic reductions of the bond amounts as work progresses. The making of such estimates or the bond reductions based thereon shall not be taken or construed as an approval or acceptance of any work so estimated, even if an individual line item shows 100% completion.

- Consulting Engineers -

Civil • Structural • Mechanical • Electrical • Environmental • Planners

Ms. Jane DiBella

- 2 -

January 23, 2023

Should you have any questions or require additional information, please contact our office.

Very truly yours,

ALAIMO GROUP



Jake Schwartz, P.E.
Senior Project Engineer

JS/DV
Attachment

cc: John Pepe, Lynmar Builders (johnpepe@lynmarbuilders.com)
Nate Vizzi, Alaimo Field Services Department

Q:\Projects\A02910017000\Docs\DiBella-Perf Bond Reduction #1 01-23-23.doc

THE ALAIMO GROUP 200 High Street Mount Holly, NJ 08060	LANDSCAPE BUFFER PERFORMANCE BOND ESTIMATE	Date: 23-Jan-23
		Original Bond Amount: \$129,360.00
		Reduction No.: 1
		Reduction Date: 1/23/2023
MUNICIPALITY Woolwich Township 120 Village Green Drive, Woolwich, NJ 08085	PROJECT: Name: ShopRite of Center Square Plaza, Phase I Proj. No.: A-0296-0017-000	
APPLICANT Somerset Woolwich Urban Renewal, LLC 1230 Blackwood-Clementon Road Clementon, NJ 08021	Estimated by: DV Checked by: JS	

(1) ITEM NO	(2) DESCRIPTION	(3) QTY	(4) UNIT PRICE	(5) COST OF INSTALLATION	(6) WORK COMP (%)	(7) COST REDUCT (5)(6)	(8) COST BAL. (5)-(7)
1	Ornamental Tree	4 UN	\$300.00	\$1,200.00	40%	\$480.00	\$720.00
2	Evergreen Tree	19 UN	\$350.00	\$6,650.00	40%	\$2,660.00	\$3,990.00
3	Shade Tree	12 UN	\$500.00	\$6,000.00	40%	\$2,400.00	\$3,600.00
4	Shrubs	129 UN	\$50.00	\$6,450.00	40%	\$2,580.00	\$3,870.00
5	6' Board on Board Fence	875 SF	\$100.00	\$87,500.00	100%	\$87,500.00	\$0.00
Cost of Installation (1 through 5)				\$107,800.00			
Cost of Improvement (Cost of Installation x 120%)				\$129,360.00			
Total Reduction						\$95,620.00	
Estimate Balance							\$12,180.00
Bond Balance (Estimate Balance x 120%)							\$14,616.00
Minimum Bond Amount							\$38,808.00

NOTES:

- 1 Minimum allowable bond amount after reductions is 30% of original amount (per NJSA 40:55D-53c).
- 2 Applicant must contact our Chief of Field Services Department in writing 48 hours prior to start of construction and by telephone (609/267-8310) 24 hours prior to each restart of construction in order that we may schedule a field services representative for the project.
- 3 The above estimates are given for the purpose of allowing orderly periodic reduction of bond amounts as work progresses. The making of such estimates or the bond reduction based thereon shall not be taken or construed as an approval or acceptance of any work so estimated, even if any individual line item(s) shows 100% completion. Final acceptance does not occur until the release of the maintenance bond.



**REMINGTON
& VERNICK
ENGINEERS**

RVE HQ:
2059 Springdale Road
Cherry Hill, NJ 08003
O: (856) 795-9595
F: (856) 795-1882

December 21, 2021 (*revised December 28, 2021*)

Jane DiBella, Administrator/Clerk
Woolwich Township
120 Village Green Drive
Woolwich Township, NJ 08085

**Re: Guarantee Amounts
ShopRite of Center Square Plaza, Phase I
Center Square Road
Block 4, Lot 4
Our file #08-24-P-119**

Dear Ms. DiBella:

For your information, I am enclosing a copy of the cost estimate for the proposed improvements for the above referenced project which conform to the Municipal Land Use Law. Accordingly, the amount of the guarantee required for all of the improvements is \$134,360.00, which includes the Public Facilities Performance, Landscape Buffer Performance, and Safety and Stabilization Bonds.

Public Facilities Performance Guarantee	\$ 0.00
Landscape Buffer Performance Guarantee	\$129,360.00
Safety and Stabilization Bond	\$ 5,000.00
Landscape Buffer Maintenance Guarantee	\$ 16,170.00
Stormwater Management Maintenance Guarantee	\$ 17,535.75
Engineering Inspection Escrow*	\$117,085.54

*\$500.00 minimum, 5% of total Construction Cost

The Public Facilities Performance, Landscape Buffer Performance, and Safety and Stabilization Guarantees must be secured prior to the filing of the signing of site development plans and/or the issuance of permits. The Engineering Inspection Escrow must be posted in conformance to the M.L.U.L. prior to the issuance of permits and/or start of any work on the site. The Maintenance Guarantees must be posted prior to the acceptance of any finished work.

Currently our information indicates that the developer/applicant for this project is Somerset-Woolwich Urban Renewal, LLC, 1230 Blackwood-Clementon Road, Clementon, New Jersey 08021. If this information is incorrect, please have the applicant notify our office in writing as soon as possible of the correct address to which copies of our invoices should be sent. **The M.L.U.L. requires the applicant to notify the municipality and the engineer of any changes in ownership of a project.**

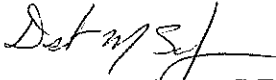
The developer must notify Lenny Cinaglia, at (856) 795-9595, extension 1131, at least three (3) working days in advance of starting work on the site in order to arrange for a preconstruction meeting.

ShopRite of Center Square Plaza, Phase I
Township of Woolwich
Page 2 of 2

If you have any questions, please do not hesitate to call.

Sincerely yours,

REMINGTON & VERNICK ENGINEERS



Dustin M. Schopen, P.E.

DMS/mcb

cc: Honorable Mayor Vernon Marino
Somerset-Woolwich Urban Renewal, LLC
Jay Sims, Consulting Engineer Services
Timothy Staszewski

Remington & Vernick Engineers

COST ESTIMATE

12/21/21
updated 12/28/21

MUNICIPALITY Township of Woolwich
NAME ShopRite of Center Square Plaza, Phase 1
LOCATION Center Square Road
BLOCK, LOT Block 4, Lot 4

TWP. NO.:
FIN. NO.:
R&V NO.: 0824P119

QTY	UNIT	ITEM	UNIT COST	PRICE	GUARANTEE TYPE
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EXCAVATION & CLEARING

14.3	AC	Rough Grading	\$2,500.00	\$35,750.00	
11535	CY	Stockpile topsoil, (6" entire disturbed area)	\$6.00	\$69,210.00	
17219	SY	Respread Topsoil (6" thick)	\$2.00	\$34,438.00	
14.3	AC	Site Clearing	\$1,500.00	\$21,450.00	

SOIL EROSION & SEDIMENT CONTROL

4050	LF	Silt Fence	\$2.50	\$10,125.00	
685	LF	Reinforced Silt Fence	\$4.75	\$3,253.75	
925	LF	Snow Fence	\$2.50	\$2,312.50	
1735	SY	Slope Stab. Geotextile	\$6.50	\$11,277.50	
22	UNIT	Inlet Protection	\$100.00	\$2,200.00	
3	UNIT	Construction Entrance	\$3,000.00	\$9,000.00	

PAVING & CONCRETE

24800	SY	2" Bituminous Surface Course-1	\$10.50	\$260,400.00	
20650	SY	3" Stabilized Base	\$15.55	\$321,107.50	
2810	SY	4" Stabilized Base	\$20.70	\$58,167.00	
1615	SY	4" Quarry Blend Stone	\$10.00	\$16,150.00	
21990	SY	4" Dense Graded Aggregate	\$10.00	\$219,900.00	
4635	SY	6" Dense Graded Aggregate	\$12.00	\$55,620.00	
1180	SY	4" Concrete Sidewalk	\$69.00	\$81,420.00	
6520	LF	8"x18" Concrete Curbing (Private)	\$27.00	\$176,040.00	
14	UNIT	Handicap Ramp, not including curb (Private)	\$1,200.00	\$16,800.00	
14540	SF	8" Concrete, Reinforced	\$11.50	\$167,210.00	
64	SF	Public Sidewalk Curb Ramp Detectable Warning, Truncated Domes (Private)	\$37.00	\$2,368.00	

STORM SEWER

68	LF	18" RCP, Class III	\$80.00	\$5,440.00	
654	LF	15" High Density Polyethylene Pipe (Solid)	\$70.00	\$45,780.00	
294	LF	18" High Density Polyethylene Pipe (Solid)	\$80.00	\$23,520.00	
404	LF	24" High Density Polyethylene Pipe (Solid)	\$90.00	\$36,360.00	
350	LF	30" High Density Polyethylene Pipe (Solid)	\$100.00	\$35,000.00	
621	LF	36" High Density Polyethylene Pipe (Solid)	\$105.00	\$65,205.00	
50	CY	Scour Hole	\$58.00	\$2,900.00	

Storm

Remington & Vernick Engineers

COST ESTIMATE

12/21/21
updated 12/28/21

MUNICIPALITY Township of Woolwich
NAME ShopRite of Center Square Plaza, Phase 1
LOCATION Center Square Road
BLOCK, LOT Block 4, Lot 4

TWP. NO.:
FIN. NO.:
R&V NO.: 0824P119

QTY	UNIT	ITEM	UNIT COST	PRICE	GUARANTEE TYPE
25	CY	Scour Hole	\$58.00	\$1,450.00	
12020	CY	Basin Excavation (On-Site Spoil)	\$6.00	\$72,120.00	Storm
760	CY	K5 Sand	\$40.00	\$30,400.00	Storm
1	LS	As-Built	\$3,450.00	\$3,450.00	

STORM SEWER STRUCTURES

1	UNIT	Basin Outfall Structure (0'-6' Depth)	\$5,250.00	\$5,250.00	Storm
1	UNIT	Trash Rack	\$2,300.00	\$2,300.00	Storm
1	UNIT	Concrete Headwall 36" RCP	\$5,175.00	\$5,175.00	
2	UNIT	Reset 15" Flared End Section	\$300.00	\$600.00	Storm
1	UNIT	18" Flared End Section	\$805.00	\$805.00	Storm
2	UNIT	36" Flared End Section	\$1,265.00	\$2,530.00	Storm
19	UNIT	Type B Inlet (0'-6' Depth)	\$4,500.00	\$85,500.00	
3	UNIT	Type E Inlet (0'-6' Depth)	\$5,000.00	\$15,000.00	

PLANTING

13	UNIT	Ornamental Tree (Private)	\$300.00	\$3,900.00	
4	UNIT	Ornamental Tree (Public)	\$300.00	\$1,200.00	Buffer
18	UNIT	Evergreen Tree (Private)	\$350.00	\$6,300.00	
19	UNIT	Evergreen Tree (Public)	\$350.00	\$6,650.00	Buffer
37	UNIT	Shade Tree (Private)	\$500.00	\$18,500.00	
12	UNIT	Shade Tree (Public)	\$500.00	\$6,000.00	Buffer
277	UNIT	Shrubs (Private)	\$50.00	\$13,850.00	
129	UNIT	Shrubs (Public)	\$50.00	\$6,450.00	Buffer
15000	SY	Fertilizer/Seed	\$1.50	\$22,500.00	
2000	SY	Mulch, 3"	\$3.00	\$6,000.00	

LIGHTING

15	UNIT	Pole Mounted Light, Single	\$2,800.00	\$42,000.00	
7	UNIT	Pole Mounted Light, Double	\$3,400.00	\$23,800.00	
9	UNIT	Wall Mounted Light	\$575.00	\$5,175.00	

MISCELLANEOUS

34	UNIT	Bollards	\$345.00	\$11,730.00	
14	UNIT	Handicap Parking Signs	\$288.00	\$4,032.00	
26	UNIT	Traffic Control Signs	\$288.00	\$7,488.00	

Remington & Vernick Engineers

COST ESTIMATE

12/21/21
updated 12/28/21

MUNICIPALITY Township of Woolwich
NAME ShopRite of Center Square Plaza, Phase I
LOCATION Center Square Road
BLOCK, LOT Block 4, Lot 4

TWP. NO.:
FIN. NO.:
R&V NO.: 0824P119

QTY	UNIT	ITEM	UNIT COST	PRICE	GUARANTEE TYPE
2	UNIT	Concrete Control Monument	\$175.00	\$350.00	
875	LF	6' Board on Board Fence	\$100.00	\$87,500.00	Buffer
56	LF	6' Board on Board Fence	\$100.00	\$5,600.00	
1	UNIT	Board on Board Fence Gate, Double	\$1,800.00	\$1,800.00	
12130	LF	Traffic Stripes, Long Life Epoxy Resin, 4" Wide	\$2.00	\$24,260.00	
145	LF	Traffic Stripes, Thermoplastic, 24"wide	\$20.00	\$2,900.00	
480	LF	Crosswalk Stripes, Thermoplastic, 24"wide	\$20.00	\$9,600.00	
46	UNIT	Pavement Markings, Symbols	\$58.00	\$2,668.00	
3	UNIT	RPM	\$35.00	\$105.00	
2391	LF	Storm Sewer System Video	\$3.50	\$8,368.50	

TOTALS

SUBTOTAL CONSTRUCTION COST: \$2,341,710.75
 20% CONTINGENCIES: \$468,342.15
TOTAL CONSTRUCTION COST: \$2,810,052.90

 5% INSPECTION ESCROW: \$117,085.54

(Based on the greater of \$500.00 or 5% of the construction cost pursuant to NJSA 40:55D-53.h)

Guarantees:

Public	Public Facilities Performance Guarantee	\$0.00
	Public Facilities Maintenance Guarantee	\$0.00
Buffer	Landscape Buffering Performance Guarantee	\$129,360.00
	Landscape Buffer Maintenance Guarantee	\$16,170.00
Safety	Safety & Stabilization Guarantee	\$5,000.00
Storm	Stormwater Management Maintenance Guarantee	\$17,535.75
TCO	TCO Required Item Guarantee	\$0.00

(Based on the greater of \$500.00 or 5% of the construction cost pursuant to NJSA 40:55D-53.h)

Remington & Vernick Engineers

COST ESTIMATE

12/21/21
updated 12/28/21

MUNICIPALITY Township of Woolwich
NAME ShopRite of Center Square Plaza, Phase 1
LOCATION Center Square Road
BLOCK , LOT Block 4, Lot 4

TWP. NO.:
FIN. NO.:
R&V NO.: 0824P119

QTY	UNIT	ITEM	UNIT COST	PRICE	GUARANTEE TYPE
REV.8-01					

This Estimate Of The Costs Of Improvements Has Been Prepared Pursuant To Section 40:55D-53.4 Of The Municipal Land Use Law And Is Based On Documented Construction Cost For Public Improvements Which Prevail In The Vicinity Of The Municipality

Bond By: DMS

Reduction By:

Estimate # 1 , Date: 12/21/21

**RESOLUTION AUTHORIZING REFUND OF UCC PERMIT FEE POSTED FOR BLOCK 28.40 LOT 54 IN THE
AMOUNT OF \$304.80**

R-2023-54

WHEREAS, Trinity Solar applied for and was issued Permit #2200296 for a solar project located on Block 28.40, Lot 54; and

WHEREAS, the homeowner has decided not to move forward with the project; and

WHEREAS, Trinity Solar has requested a refund of permit fees paid (\$381.00 minus the DCA Fee and Township Plan Review fee) for total of \$304.80; and

WHEREAS, the Township Committee of the Township of Woolwich finds no reason to deny the request;

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

1. That the Woolwich Township CFO be and is hereby authorized and directed to refund the UCC fee paid by Trinity Solar for a project located on Block 28.40, Lot 54.
2. That the refund shall be in the amount of \$304.80 and shall be paid to the homeowner who is responsible for reimbursement to Trinity Solar.

Adopted this 6th day of February, 2023

TOWNSHIP OF WOOLWICH

Craig Frederick, Mayor

ATTEST: _____
Jane DiBella, Clerk

CERTIFICATION

The foregoing Resolution was duly adopted by the Township Committee of the Township of Woolwich at a meeting held on the 6th day of February, 2023.

Jane DiBella, Clerk



NJ, Electrical Contractor business permit number 34EB01547400
NJ, HIC reg. # 13VH01244300

For other jurisdictions, please visit: <http://www.trinity-solar.com/about-us/locations-and-licenses>

DATE: January 25, 2023

To whom it may concern,

Please be advised that the customer listed below has decided to cancel solar panel installation with our company. We are requesting a refund on fee's that we have paid since the permit was issued, and the homeowner decided to not move forward with solar. We do understand that the DCA fee is non refundable and your office may keep a portion for a plan review fee. Please cancel any permits for solar panels that you may have in your office from Trinity Solar. If you require additional information. Please call us @ 848-220-9040 or email at applications.nj@trinity-solar.com

CUSTOMER NAME: Korattikara, Naveen

ADDRESS: 304 Dalton Drive, Woolwich Township, NJ

BLOCK: 28.40 LOT: 54

PERMIT: 2200296 PERMIT FEE: \$381.00

- 20% - \$304.80

Very truly yours,

Julianna Pica

Trinity Permitting Team

Corporate Headquarters

2211 Allenwood Road
Wall, New Jersey 07719

Made with Earth-Friendly Products

1-800-373-3765

Ph: 848-220-9040

Fax: 848 220-9139

www.TrinitySolarSystems.com

**FOR INFORMATION ABOUT CONTRACTORS AND THE CONTRACTORS' REGISTRATION ACT,
CONTACT THE NEW JERSEY DEPARTMENT OF LAW AND PUBLIC SAFETY,
DIVISION OF CONSUMERS AFFAIRS AT 1-888-656-6225.**

**RESOLUTION AUTHORIZING STREET OPENING PERMIT(S) TO SOUTH JERSEY
GAS-604 VAN BUREN COURT, 15 SALVATORE CIRCLE AND 11 GEORGES
LANDING
R-2023-55**

WHEREAS, a Street Opening Permit application has been filed by South Jersey Gas Company for a street opening permit to install gas service to 604 Van Buren Court, 15 Salvatore Circle and 11 Georges Landing; 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 permit 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 gas service at **604 VanBuren Court, 15 Salvatore Circle and 11 Georges Landing** 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 as weather allows. 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 6th day of February, 2023

TOWNSHIP OF WOOLWICH

Craig Frederick, Mayor

ATTEST: _____
Jane DiBella, Clerk

CERTIFICATION

The foregoing resolution was duly adopted by the Township Committee of the Township of Woolwich at a meeting held on the 6th day of February, 2023.

Jane DiBella, Clerk



Alaimo Group

200 High Street, Mt. Holly, New Jersey 08060 Tel: 609-267-8310 Fax: 609-845-0300
2 Market Street, Paterson, New Jersey 07501 Tel: 973-523-6200 Fax: 973-523-1765

January 27, 2023

Ms. Tracy Burke, Supervisor of Permitting
South Jersey Gas Company
1 South Jersey Place
Atlantic City, NJ 08401

Re: Woolwich Township
South Jersey Gas (SJG) Street Opening
640 Van Buren Ct (MAX# G-4774177)
Approval Recommendation
Our File No. A-297-001-100

Dear Ms. Burke:

As a follow-up to your Street Opening Permit Application in Woolwich Township, we are forwarding the following procedures and paving specifications requirements:

1. **The Township Engineer shall be notified at least forty-eight (48) hours in advance of any construction. Please call Nate Vizzi at 609-267-8310 Ext. 202. The contact information for the scheduler should be provided.**
2. All asphalt paving openings must be restored with the following specifications:
 - a. 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 forty-eight (48) hours after installing stabilized base paving.
 - b. Six inch (6") thick, HMA 19M64, stabilized base course.
 - c. 20:1 sand/cement subbase.
 - d. Provide tack coat on all surfaces before paving.
3. All non-asphalt pavement restorations (i.e. lawns, etc.) shall be completed within thirty (30) days. All lawns shall be restored with sod. The Township Engineer shall approve all other restorations.
4. Inspection escrow must be posted with the Township before start of construction.
5. The applicant must provide all outside agency approvals, as required.

- Consulting Engineers -

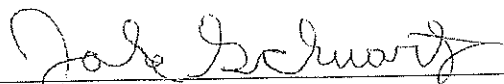
Civil • Structural • Mechanical • Electrical • Environmental • Planners

6. SJG's contractor will notify all residents and/or other property owners along proposed pipeline path prior to construction start. Along with this notification, homeowners and/or property owners 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].
7. SJG's contractor will attempt to meet with residents and/or other property owners during the construction project to address concerns they might have.
8. SJG's contractor will videotape areas where pipeline is to be installed prior to construction start for documentation purposes.
9. 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.
10. SJG's contractor will restore all areas disturbed to same conditions and all non-vegetated areas must be reseeded.
11. SJG's contractor must use the bore method of installation at all Township roads and paved driveways unless approved by the Township Engineer.

Should you have any questions or require additional information, please contact our office.

Very truly yours,

ALAIMO GROUP



Jake Schwartz, P.E.
Senior Project Engineer

JS/DV

Enclosure

cc: all Jane DiBella, Administrator/RMC, Woolwich Township (via email)
w/encl. Andy Hoglen, Construction Official, Woolwich Township (via email)
Jen Tappin, SJG (via email: jtappin@sjindustries.com)
(Construction@sjindustries.com)
Alaimo Group Field Services Department

Q:\Projects\A02970001100\docs\Burke-SJG st opening-604 Van Buren Ct.docx

CALL BEFORE YOU DIG
1-800-272-1000
For Utility Locations

TOWNSHIP OF WOOLWICH
Application for Street Opening Permit
(Please provide three (3) completed copies)

Name of Applicant/Owner South Jersey Gas

1 South Jersey Place, Atlantic City, NJ, 08401

Address _____

Business Telephone 609-852-2371 FAX Email: Construction@sjindustries.com
609-561-9000

Name of Firm Doing Work U.S.

Address _____

Business Telephone _____

Reason for Excavation (please describe) INSTALL GAS SERVICE (MAX# G-4774177)

Township Road(s) Affected: VAN BUREN CT

Exact Location: 604 VAN BUREN CT/193'N C/L AMESBURY BLVD

Square feet of roadway opening: (2)2'X2', 4'X4' 24SF/3SY

(Please provide three (3) copies of a site plan drawing on a separate paper. Include the size, location, dimension and depth of trench or opening. Locate trench or opening referencing curb lines, intersecting streets, house numbers and property block and lot numbers.)

Time Period:

The excavation will be opened for a period of 1 days beginning on ON OR ABOUT 3/15/23 and ending on ON OR ABOUT 3/15/23

Note: The applicant is responsible for contacting the Township Engineer's office at least 24 hours prior to the road opening to coordinate inspection services. The Woolwich Township Police Department shall also be notified at least one-week in advance to arrange for traffic control. No Township road shall be opened without a valid permit. Failure to contact the Engineer or the Police Department will constitute revocation of this permit.

Certification:

I hereby certify that all facts stated herein are true, and acknowledge that if any statements are knowingly false, this permit may be revoked.

Date: 1/18/23

Signature of Applicant: Tracy Burke

Tracy Burke, Supervisor of Permitting

CHECK# \$900.00



SOUTH JERSEY GAS
1 SOUTH JERSEY PLACE, ATLANTIC CITY, NJ 08401
TELEPHONE: (609) 561-9000 FAX: 609-852-2371

MAXIMO W/O NUMBER: 4774177
S.J.G SALES NUMBER: G221231
DATE: 01/17/2023

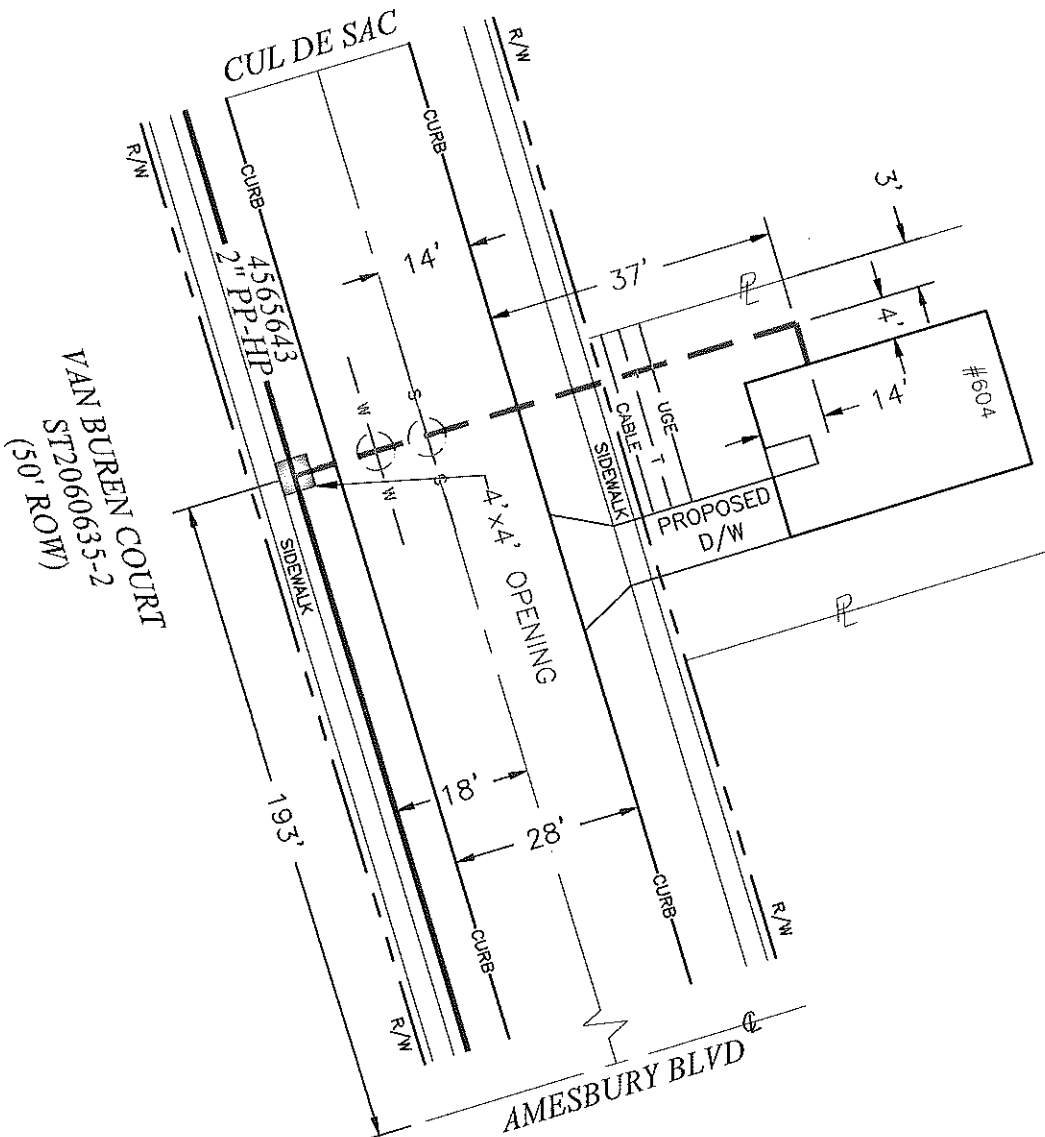
AMITECHNICAL SOLUTIONS

DRAFTED BY: JLP
DESIGN BY: SUTTER

GAS EQUIPMENT CFH
TOTAL CFH 410

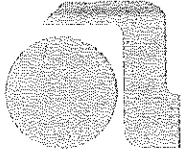
GAS SERVICE PERMIT DRAWING

SERVICE ADDRESS: 604 VAN BUREN CT MUNICIPALITY WOOLWICH TWP
TAX MAP: 2.08 BLOCK NUMBER 2.38 LOT NUMBER 125 PLATE MAP AS1R
SITE CLEARED: _____ FOUNDATION: X FRAMING: _____ UNDER ROOF: _____ FUEL LINE: _____ INSPECTION: _____
TIE-IN OPENING: IN PAVING _____ OUT OF PAVING (1) 4'X4' OPENING MOLE / BORE: 40'
OTHER OPENINGS: IN PAVING: (2) 2'X2' OPENINGS OUT OF PAVING: _____
REMARKS: INSTALL 2' RISER. METER LOCATION PLACED PER SITE PLAN. ASPHALT IN STAB BASE. SALESFORCE NOTES: NEW DEVELOPMENT, NEW HOME.



INSTALL
FOOTAGE: 73' TYPE: 3/4" PP
EFV SERIES: 1100 (X) 1800 () N/A ()

N B & C DESIGN
APPROVED BY: _____
DATE: _____



Alaimo Group

200 High Street, Mt. Holly, New Jersey 08060 Tel: 609-267-8310 Fax: 609-845-0300
2 Market Street, Paterson, New Jersey 07501 Tel: 973-523-6200 Fax: 973-523-1765

January 27, 2023

Ms. Tracy Burke, Supervisor of Permitting
South Jersey Gas Company
1 South Jersey Place
Atlantic City, NJ 08401

Re: Woolwich Township
South Jersey Gas (SJG) Street Opening
15 Salvatore Circle (MAX# G-4775526)
Approval Recommendation
Our File No. A-297-001-101

Dear Ms. Burke:

As a follow-up to your Street Opening Permit Application in Woolwich Township, we are forwarding the following procedures and paving specifications requirements:

1. **The Township Engineer shall be notified at least forty-eight (48) hours in advance of any construction. Please call Nate Vizzi at 609-267-8310 Ext. 202. The contact information for the scheduler should be provided.**
2. All asphalt paving openings must be restored with the following specifications:
 - a. 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 forty-eight (48) hours after installing stabilized base paving.
 - b. Six inch (6") thick, HMA 19M64, stabilized base course.
 - c. 20:1 sand/cement subbase.
 - d. Provide tack coat on all surfaces before paving.
3. All non-asphalt pavement restorations (i.e. lawns, etc.) shall be completed within thirty (30) days. All lawns shall be restored with sod. The Township Engineer shall approve all other restorations.
4. Inspection escrow must be posted with the Township before start of construction.
5. The applicant must provide all outside agency approvals, as required.

- Consulting Engineers -

Civil • Structural • Mechanical • Electrical • Environmental • Planners

6. SJG's contractor will notify all residents and/or other property owners along proposed pipeline path prior to construction start. Along with this notification, homeowners and/or property owners 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].
7. SJG's contractor will attempt to meet with residents and/or other property owners during the construction project to address concerns they might have.
8. SJG's contractor will videotape areas where pipeline is to be installed prior to construction start for documentation purposes.
9. 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.
10. SJG's contractor will restore all areas disturbed to same conditions and all non-vegetated areas must be reseeded.
11. SJG's contractor must use the bore method of installation at all Township roads and paved driveways unless approved by the Township Engineer.

Should you have any questions or require additional information, please contact our office.

Very truly yours,

ALAIMO GROUP



Jake Schwartz, P.E.
Senior Project Engineer

JS/DV

Enclosure

cc: all Jane DiBella, Administrator/RMC, Woolwich Township (via email)
w/encl. Andy Hoglen, Construction Official, Woolwich Township (via email)
Jen Tappin, SJG (via email: jtappin@sjindustries.com)
(Construction@sjindustries.com)
Alaimo Group Field Services Department

CALL BEFORE YOU DIG
1-800-272-1000
For Utility Locations

TOWNSHIP OF WOOLWICH
Application for Street Opening Permit
(Please provide three (3) completed copies)

Name of Applicant/Owner South Jersey Gas
Address 1 South Jersey Place, Atlantic City, NJ, 08401
Business Telephone 609-852-2371 FAX 609-561-9000 Email: Construction@sjindustries.com
Name of Firm Doing Work ULS
Address _____
Business Telephone _____
Reason for Excavation (please describe) RENEW GAS SERVICE (MAX# G-4775526)
Township Road(s) Affected: SALVATORE CIR
Exact Location: 15 SALVATORE CIR/658'W C/L LEONE RD
Square feet of roadway opening: (2)2'X2', 4'X4' 24SF/3SY

(Please provide three (3) copies of a site plan drawing on a separate paper. Include the size, location, dimension and depth of trench or opening. Locate trench or opening referencing curb lines, intersecting streets, house numbers and property block and lot numbers.)

Time Period:
The excavation will be opened for a period of 1 days beginning on ON OR ABOUT 3/1/23 and ending on ON OR ABOUT 3/1/23

Note: The applicant is responsible for contacting the Township Engineer's office at least 24 hours prior to the road opening to coordinate inspection services. The Woolwich Township Police Department shall also be notified at least one-week in advance to arrange for traffic control. No Township road shall be opened without a valid permit. Failure to contact the Engineer or the Police Department will constitute revocation of this permit.

Certification:

I hereby certify that all facts stated herein are true, and acknowledge that if any statements are knowingly false, this permit may be revoked.

Date: 1/18/23

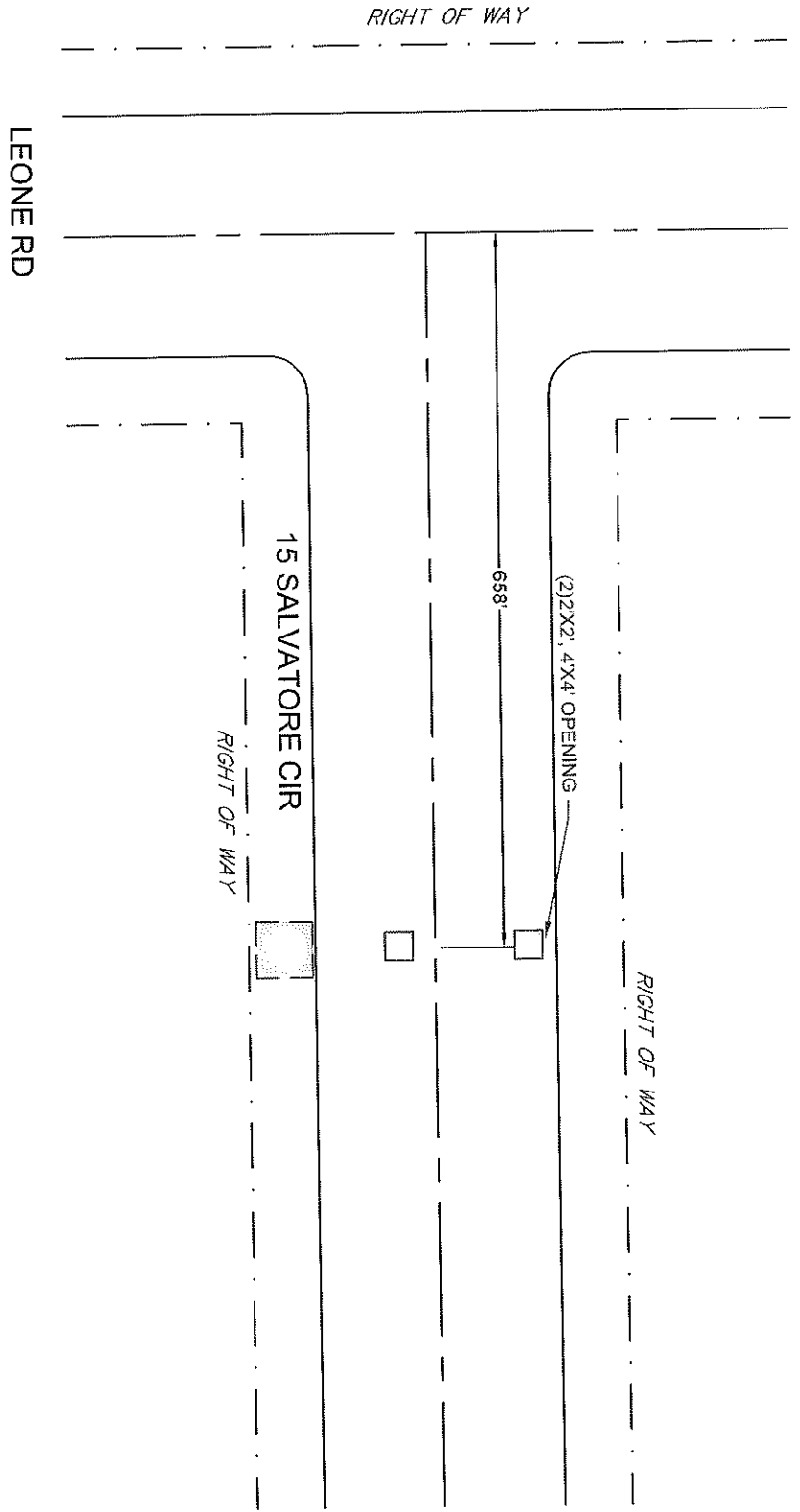
Signature of Applicant: Tracy Burke

Tracy Burke, Supervisor of Permitting

CHECK# 9900.00



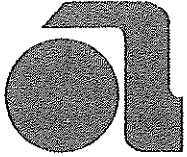
WOOLWICH TWP



SOUTH JERSEY
GAS
 1 SOUTH JERSEY PLAGE, ATLANTIC CITY, NJ 08401
 TELEPHONE: (609) 561-9000 FAX: 609-652-2571

RENEW GAS SERVICE
 15 SALVATORE CIR

MAXIMO NO: G-4775526 AUTH NO: 25007-107.0 AMOUNT: \$900.00
 COMPLETED: INTALS: JMT



Alaimo Group

200 High Street, Mt. Holly, New Jersey 08060 Tel: 609-267-8310 Fax: 609-845-0300
2 Market Street, Paterson, New Jersey 07501 Tel: 973-523-6200 Fax: 973-523-1765

January 30, 2023

Ms. Tracy Burke, Supervisor of Permitting
South Jersey Gas Company
1 South Jersey Place
Atlantic City, NJ 08401

Re: Woolwich Township
South Jersey Gas (SJG) Street Opening
11 Georges Landing (MAX# G-4779308)
Approval Recommendation
Our File No. A-297-001-102

Dear Ms. Burke:

As a follow-up to your Street Opening Permit Application in Woolwich Township, we are forwarding the following procedures and paving specifications requirements:

1. **The Township Engineer shall be notified at least forty-eight (48) hours in advance of any construction. Please call Nate Vizzi at 609-267-8310 Ext. 202. The contact information for the scheduler should be provided.**
2. All asphalt paving openings must be restored with the following specifications:
 - a. 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 forty-eight (48) hours after installing stabilized base paving.
 - b. Six inch (6") thick, HMA 19M64, stabilized base course.
 - c. 20:1 sand/cement subbase.
 - d. Provide tack coat on all surfaces before paving.
3. All non-asphalt pavement restorations (i.e. lawns, etc.) shall be completed within thirty (30) days. All lawns shall be restored with sod. The Township Engineer shall approve all other restorations.
4. Inspection escrow must be posted with the Township before start of construction.
5. The applicant must provide all outside agency approvals, as required.

- Consulting Engineers -

Civil • Structural • Mechanical • Electrical • Environmental • Planners

6. SJG's contractor will notify all residents and/or other property owners along proposed pipeline path prior to construction start. Along with this notification, homeowners and/or property owners 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].
7. SJG's contractor will attempt to meet with residents and/or other property owners during the construction project to address concerns they might have.
8. SJG's contractor will videotape areas where pipeline is to be installed prior to construction start for documentation purposes.
9. 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.
10. SJG's contractor will restore all areas disturbed to same conditions and all non-vegetated areas must be reseeded.
11. SJG's contractor must use the bore method of installation at all Township roads and paved driveways unless approved by the Township Engineer.

Should you have any questions or require additional information, please contact our office.

Very truly yours,

ALAIMO GROUP



Jake Schwartz, P.E.
Senior Project Engineer

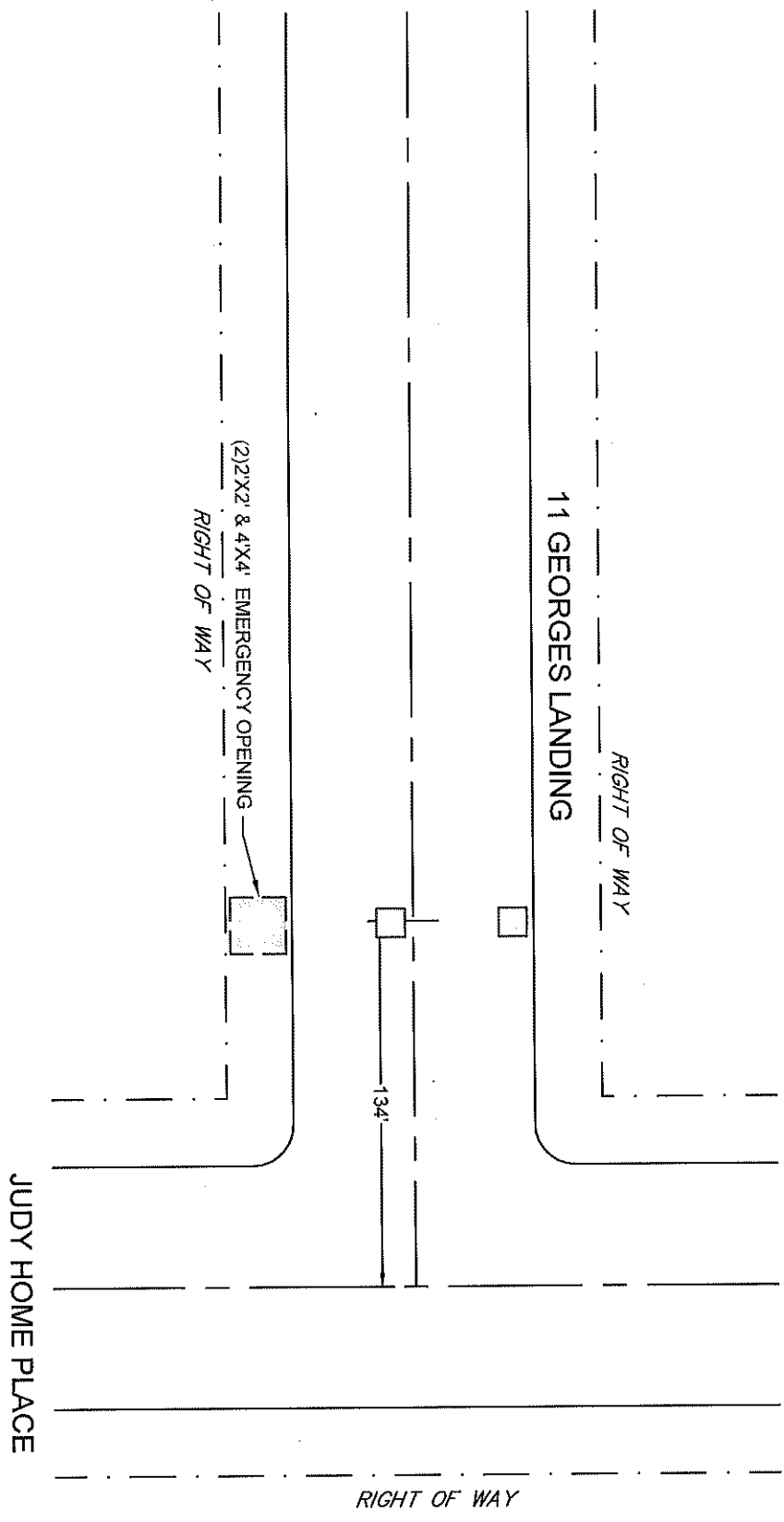
JS/DV

Enclosure

cc: all Jane DiBella, Administrator/RMC, Woolwich Township (via email)
w/encl. Andy Hoglen, Construction Official, Woolwich Township (via email)
Jen Tappin, SJG (via email: jtappin@sjindustries.com)
(Construction@sjindustries.com)
Alaimo Group Field Services Department



WOOLWICH TWP



RENEW GAS SERVICE
 11 GEORGES LANDING

MAXIMO NO: G-4779308 AUTH NO: 25007-107.0 AMOUNT: \$900.00
 COMPLETED: INITIALS: JMT

RESOLUTION OF THE TOWNSHIP OF WOOLWICH AUTHORIZING THE EXTENSION OF THE 2020 LEASE AGREEMENT FOR CONCESSION STAND SERVICES

R-2023-56

WHEREAS, the Township of Woolwich publically bid and thereafter awarded Locke Avenue Park concession services to D & J Catering in the year 2020 via the adoption of R-2020-92; and

WHEREAS, due to the COVID health pandemic in 2020, the park was closed to sports play and said concession services were not utilized as intended; and

WHEREAS, D & J Catering agreed to continue concession services under the terms of the 2020 lease agreement in years 2021 and 2022; and

WHEREAS, the Contract period allows the Woolwich Township Committee to extend for the second and third year; and

WHEREAS, due to the closure of concession services in 2020, the Township has the right to extend the contract for the year 2023 (last extension);

NOW THEREFORE BE IT RESOLVED by the Township Committee of the Township of Woolwich that it does hereby agree to the extension of the 2020 Lease Agreement between the Township of Woolwich and D & J Catering for the year 2023 for the lease and operation of the Locke Avenue Park concession stand per the terms of the lease agreement approved for the year 2020 as bid at \$300/month.

That this extension is contingent upon the posting of all required bid documents.

Adopted this 6th day of February, 2023

TOWNSHIP OF WOOLWICH

Craig Frederick, Mayor

ATTEST: _____
Jane DiBella, Clerk

Certification

The foregoing resolution was duly adopted by the Township Committee of the Township of Woolwich at a meeting held on the 6th day of February, 2023.

Jane DiBella, Clerk

**RESOLUTION REFERRING THE 2023 AMENDMENT TO THE KINGS LANDING
REDEVELOPMENT PLAN TO THE JOINT LAND USE BOARD FOR REVIEW AND
CONSIDERATION**

R-2023-57

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, an amendment to the 2017 Kings Landing Redevelopment Plan and the 2019 Kings Landing Redevelopment Plan was prepared by Remington & Vernick Engineers, 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, which was adopted on September 20, 2021 by way of Ordinance 2021-21; and

WHEREAS, in order to comply with the New Jersey Cannabis Regulatory, Enforcement Assistance and Marketplace Modernization Act adopted on February 22, 2021 as P.L. 2021, c.16 (“CREAMM Act”), the Township Committee amended the Kings Landing Redevelopment Plan to add certain classes of cannabis facilities as permitted uses within certain areas within the Redevelopment Area, by way of Ordinance 2021-15 adopted on August 16, 2021 (“Cannabis Amendment”); and

WHEREAS, on December 19, 2022, by way of Ordinance 2022-16, another amendment to the 2021 Kings Landing Redevelopment Plan was prepared by Remington & Vernick Engineers for the purposes of cleaning up certain elements of that plan, as set forth in the redevelopment plan amendment entitled, "Kings Landing at Woolwich Township, 2022 Amendment to Redevelopment Plan," dated November 2022 ("2022 Kings Landing Redevelopment Plan"); and

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

WHEREAS, in order to stimulate redevelopment of the Redevelopment Area, the Township Committee has determined that it is in the best interest of the Township to consider an additional amendment to the 2022 Kings Landing Redevelopment Plan to revise the zoning and land uses set forth in the 2022 Kings Landing Redevelopment Plan, and Remington & Vernick Engineers has prepared an amendment to the 2022 Kings Landing Redevelopment Plan entitled, "Kings Landing at Woolwich Township, 2023 Amendment to Redevelopment Plan," dated February 2023 ("2023 Kings Landing Redevelopment Plan"); and

WHEREAS, the Township Committee hereby refers the 2023 Kings Landing Redevelopment Plan to the Planning Board for a review and determination of 2023 Kings Landing Redevelopment Plan's consistency with the Township's Master Plan; and

NOW, THEREFORE, BE IT RESOLVED, by the Mayor and Committee of the Township of Woolwich, County of Gloucester, and State of New Jersey as follows:

1. The aforementioned recitals are incorporated herein as though fully set forth at length.
2. Pursuant to N.J.S.A. 40A:12A-7 of the Redevelopment Law, the Township Committee does hereby authorize the Joint Land Use Board, acting as the Township's Planning Board to review the 2023 Kings Landing Redevelopment Plan and to report its findings to the Township Committee within forty-five (45) days hereof.
3. This Resolution shall take effect immediately.

Adopted this 6th day of February, 2023

TOWNSHIP OF WOOLWICH

ATTEST: _____
Jane DiBella, Clerk

Craig Frederick, Mayor

CERTIFICATION

The foregoing Resolution was duly adopted by the Township Committee of the Township of Woolwich at a meeting conducted on the 6th day of February, 2023

Jane DiBella, Clerk

**RESOLUTION REFERRING SEVERAL ZONING ORDINANCES AND THE
AMENDED ZONING MAP TO THE JOINT LAND USE BOARD FOR REVIEW AND
CONSIDERATION**

R-2023-58

WHEREAS, the Municipal Land Use Law, N.J.S.A. 40:55D-1 et seq. (“MLUL”) authorizes a governing body to adopt ordinances to regulate the use and development of properties within the municipality; and

WHEREAS, the Township has proposed the following amendments to the Township Zoning Ordinance: (1) Ordinance 2023-03 Amending the zoning on Block 28, Lots 2, 3 and 4; (2) Ordinance 2023-05 Amending Chapter 203, Section 137 entitled Corridor Commercial District; (3) Ordinance 2023-07 Amending Chapter 203, Section 5, entitled Definitions and Word Usage; (4) Ordinance 2023-08 Amending Chapter 203, section 35, entitled Zoning Map; and

WHEREAS, N.J.S.A. 40:55D-26(a) requires that prior to adoption of any development regulation or amendment thereto, a municipality must refer said regulation or amendment to the municipal planning board for review as to the consistency with the municipal master plan and to issue a report regarding the same; and

WHEREAS, the Township has introduced Ordinance 2023-03, Ordinance 2023-05, Ordinance 2023-07 and Ordinance 2023-08 at the February 6, 2023, which proposes to amend zoning on specific block and lots, definitions used within the zoning chapter, and the official Zoning Map of the Township of Woolwich; and

WHEREAS, N.J.S.A. 40:55D-32 requires a municipality to refer any proposed amendment to the official zoning map to the municipality planning board for review pursuant to N.J.S.A. 40:55D-26; and

WHEREAS, the Joint Land Use Board of the Township of Woolwich acts as the Township’s planning board for such matters; and

WHEREAS, the Township Committee hereby refers the following items to the JLUB, as the municipal planning board, for a review and determination as to the consistency with the Township’s Master Plan: (1) Ordinance 2023-03; (2) Ordinance 2023-05; (3) Ordinance 2023-07; and (4) Ordinance 2023-08, all of which were introduced at the February 6, 2023 Township Committee meeting; and

NOW, THEREFORE, BE IT RESOLVED, by the Mayor and Committee of the Township of Woolwich, County of Gloucester, and State of New Jersey as follows:

1. The aforementioned recitals are incorporated herein as though fully set forth at length.

2. Pursuant to N.J.S.A. 40:55D-26 and N.J.S.A. 40:55D-32 of the MLUL, the Township Committee does hereby authorize the Joint Land Use Board, acting as the Township's Planning Board to review the following and to report its findings to the Township Committee within thirty-five (35) days hereof the date which all four (4) ordinances were introduced to the Township Committee on February 6, 2023:

(a) Ordinance 2023-03, Amending the zoning on Block 28, Lots 2, 3, and 4 from LIO to 5A Residential in Accordance with the 2022 Master Plan Re-Examination; and

(b) Ordinance 2023-05, Amending Chapter 203, section 137 Entitled "Corridor Commercial District" in Accordance with the 2022 Master Plan Re-Examination; and

(b) Ordinance 2023-07, Amending Chapter 203, Section 5 Entitled "Definitions and Word Usage" in Accordance with the 2022 Master Plan Re-examination; and

(c) Ordinance 2023-08, Amending Chapter 203, Section 35, Entitled "Zoning Map" in Accordance with the 2022 Master Plan Re-Examination.

3. This Resolution shall take effect immediately.

Adopted this 6th day of February, 2023

TOWNSHIP OF WOOLWICH

ATTEST: _____
Jane DiBella, Clerk

Craig Frederick, Mayor

CERTIFICATION

The foregoing Resolution was duly adopted by the Township Committee of the Township of Woolwich at a meeting conducted on the 6th day of February, 2023

Jane DiBella, Clerk