

**MINUTES
WOOLWICH TOWNSHIP COMMITTEE
MAY 6, 2024**

Mayor Matthias called the meeting to order at 6:30 p.m.

Mayor Matthias made the following statement:

The May 6, 2024 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: Frederick: PRESENT Minhas: PRESENT McGovern: ABSENT
Nocentino: PRESENT Matthias: PRESENT

Also present on the dais were Solicitor Alice, Administrator Waston and Clerk Mignogna.

Those present saluted the American Flag.

Motion was made by Deputy Mayor Nocentino and seconded by Committeewoman Minhas to open the floor to the public. All in favor.

Michael Salamone, 2406 Kings Highway questioned the temporary permit and how it was created. Also, wants to get notified when an application is submitted.

Mayor Matthias asked anyone in the public to come forth and ask any questions to the Committee about the temporary permit. These questions will be addressed under New Business.

Lucienne Hardy, 2341 Kings Highway, wants a better understanding of what the temporary permit purpose is? She reviewed other municipalities' temporary permits that allow up to thirty days while this Township's is up to one year.

Patricia May, 2426 Kings Highway, questioned was directed about the easement and questioned about the fencing being within zoning code.

No further public came forth with questions or concerns.

Motion was made by Deputy Mayor Nocentino and seconded by Committeeman Frederick to close the floor to the public. All in favor.

Mayor Matthias read the following Ordinance by title.

2024-12- An Ordinance Conditionally Permitting Certain Classes of Cannabis Businesses to Locate within Specified Geographical Boundaries of the Township of Woolwich in Gloucester County, New Jersey, Adding Article V District Regulations, Chapter §203-39(2)(E), Entitled Cannabis Businesses and Adding Article VII Supplemental Use Controls, Chapter §203-76.4 Cannabis Regulations

Motion to introduce: Nocentino

Second: Frederick

Mayor Matthias explained to the public that this ordinance allows the growth of cannabis located in the 5a district as an additional use. This ordinance also specifies the minimum of sixty acres with a maximum of three acres for growth. This will bring in revenue without adding children to our school district.

Committeeman Frederick wanted a clarification that no retail is allowed with this ordinance. Mayor Matthias answered there is mention of retail in a different zone and that is outside of this ordinance. She also stated this ordinance will be passed to the Joint Land Use Board (JLUB) for their review prior to the second reading.

Roll call: Frederick: YES Minhas: YES Nocentino: YES Matthias: YES 4/0

Mayor Matthias read the following Ordinance by title.

2024-13 An Ordinance Adding Cannabis Application and Licensing Process to Chapter 144, Entitled Resolution of Cannabis to Chapter 168, Taxation, Article IV

Motion to introduce: Nocentino

Second: Minhas

This ordinance will allow two percent of sales, ten percent of transfer options specifically to Class I cultivators.

Roll call: Frederick: YES Minhas: YES Nocentino: YES Matthias: YES 4/0

Mayor Matthias motioned to move resolution R-2024-77 from table and read the resolution by title.

R-2024-77 Resolution Authorizing the Issuance of Street Opening Permit -566 Woodstown Rd

Motion was made by Deputy Mayor Nocentino and seconded by Committeewoman Minhas to un-table resolution r-2024-77.

Committeeman Frederick question why this resolution is being un-table. Mayor Matthias stated the taxes on the property are paid current.

Roll call: Frederick: YES Minhas: YES Nocentino: YES Matthias: YES 4/0

Mayor Matthias to move to approve a consent agenda for resolutions **R-2024-77, R-2024-128 through R-2024-137**. Committeeman Frederick motioned to consent agenda for resolutions **R-2024-77, R-2024-128 through R-2024-137** Committeewoman Minhas seconded.

Deputy Mayor Nocentino motioned to remove resolution R-2024-128.

Committeeman Frederick questioned resolution R-2024-133 on the timeline to create the updated Township website. Mayor Matthias replied six months.

Motion was made by Deputy Mayor Nocentino and seconded by Committeeman Frederick to approve consent agenda for resolutions **R-2024-77, R-2024-128 through R-2024-137** with the removal of resolution **R-2024-128**.

Roll call: Frederick: YES Minhas: YES Nocentino: YES Matthias: YES 4/0

R-2024-77 Resolution Authorizing the Issuance of Street Opening Permit -566 Woodstown Rd

R-2024-129 Resolution of the Township of Woolwich Authorizing the Township Engineer Remington and Vernick to Set up Quote Package for Emergency Repair Work on Moravian Church Road Not to Exceed \$38,000

R-2024-130 Resolution of the Township of Woolwich Authorizing the Entering into an Agreement Between the Township of Woolwich and Modern Controls for HVAC Maintenance

R-2024-131 Resolution Authorizing Totally Disabled Veteran Deduction

R-2024-132 Resolution Authorizing Totally Disabled Veteran Deduction

R-2024-133 Resolution of the Township of Woolwich Authorizing the Entering into an Agreement Between the Township of Woolwich and Mach 4 Design, LLC for Rebuild and Redesign the Township's Website

R-2024-134 Resolution of the Township of Woolwich Making an Elevation Within the Woolwich Township Police Department

R-2024-135 Resolution of the Township of Woolwich Authorizing a Shared Service Agreement Between the Township of Woolwich and the County of Gloucester Regarding Family Entertainment

R-2024-136 Resolution of the Township of Woolwich Authorizing Execution of an Amendment to the Redevelopment Agreement Between the Township of Woolwich and Paulsboro Rd AP Urban Renewal, LLC for the Redevelopment of Block 14, Lot 2

R-2024-137 Resolution Authorizing Totally Disabled Veteran Deduction

Mayor Matthias read resolution R-2024-128 by title.

R-2024-128 Resolution of the Township of Woolwich Authorizing the Entering into an Agreement Between the Township of Woolwich and Doug Horton on a Limited Basis Not to Exceed \$1,200

Motion was made by Committeewoman Minhas, seconded by Mayor Matthias to adopt.

Deputy Mayor Nocentino removed the resolution from the consent agenda because he is going to abstain from voting. Committeeman Frederick questioned the Township Solicitor if he should abstain from voting since he personally knows Mr. Horton. Solicitor Alice replied yes and there will be enough votes to pass the resolution.

Committeeman Frederick gave a brief update on the creation of the phone app and the creation of a web form. He is hoping by this Thursday, May 9th to create a video and to put up information on the Township's bulletin board.

Roll call: Frederick: ABSTAIN Minhas: YES Nocentino: ABSTAIN Matthias: YES 2/0

Under new business, Mayor Matthias wanted to bring up the temporary use form and hearing from the residents there should be an amendment made to the ordinance 2023-30 under the section 172-2A duration of permit. Mayor Matthias read the section of the ordinance and would like the committee to consider lessening the duration of the permit. Deputy Mayor Nocentino agreed that an amendment should be made and questioned the Township Solicitor for his opinion if there are any deed restrictions on this property since he believes it is preserved under TDR. Solicitor Alice gave his opinion that amending the duration of the permit from one year to three to six months would be appropriate. Motion was made by Deputy Mayor Nocentino to amend ordinance 2023-30 under section 172-2A duration of permit from one year to three months and strike the line about the annual renewal. Seconded by Committeeman Frederick.

Roll call: Frederick: YES Minhas: YES Nocentino: YES Matthias: YES 4/0

Under new business, the Township will have the opportunity to add a slogan to the water tower that will be constructed on Route 322, near Kings Highway. She would like the opinion of the Committee if they would be interested in putting out a contest for only Woolwich residents to be able to submit by an application process or the Committee can come up with ideas to survey them out for a community vote. Committeeman Frederick agrees with her idea of having Woolwich residents submit their ideas to the Committee. He stated the Committee chose the top five and then to go back out to the residents for the

final vote. Mayor Matthias will get more information about the dimensions and will put together an article to go out in the upcoming newsletter.

Committeeman Frederick wanted to give a follow up on the question brought up under public comment on the condition of fencing and runoff. The prior zoning officer, Anthony Bertino reviewed and reported the fence is placed in accordance with the zoning. Mayor Matthias replied she had the new zoning officer, Bill Miller, revisit the zoning permit and he concluded the same.

Motion was made by Deputy Mayor Nocentino to open the floor to the public. Seconded by Committeeman Frederick. All in Favor.

Lucienne Hardy, 2341 Kings Highway, wanted clarification on the maximum acreage for cannabis growth. Mayor Matthias responded to her question. Lastly, she would like to help volunteer for pickleball.

Motion to close the floor to the public was made by Deputy Mayor Nocentino and seconded by Committeeman Frederick. All in favor.

Motion was made by Deputy Mayor Nocentino and seconded by Committeewoman Minhas for the approval of bills and purchase orders:

Roll call: Frederick YES (Abstain from Verizon) Minhas: YES

Nocentino: YES

Matthias: YES

4/0

With no further business, motion was made by Deputy Mayor Nocentino and seconded by Committeewoman Minhas to adjourn the meeting. All were in favor.

The meeting was adjourned at 7:05 p.m.

Respectfully submitted,



Jessica Mignogna
Municipal Clerk

Minutes not verbatim
Audio recording on file