TOWNSHIP OF TABERNACLE
BURLINGTON COUNTY, NEW JERSEY

DRAFT AGENDA – SUBJECT TO CHANGE

Tabernacle Town Hall Building
163 Carranza Road
Tabernacle, NJ 08088

TOWNSHIP COMMITTEE MEETING
AGENDA

DECEMBER 6, 2021 - 7:30 PM

Governing Body
Joseph W. Barton, Township Committee
Nancy K. McGinnis, Township Committee
Samuel R. Moore, III, Deputy Mayor
Robert C. Sunbury, Township Committee
Kimberly A. Brown, Mayor

TOWN HALL ADMINISTRATIVE TEAM

Casey English
Township Administrator
Joseph Gray of CME Associates
Township Engineer
William Burns
Township Solicitor

Rodney Haines, C.M.F.O.
Chief Finance Officer
Thomas Boyd
Construction Official
Douglas Stuart
Environmental Consultant

Kimberly L. Smith, C.T.C., QPA
Tax Collector
Robert Sunbury
Emergency Management Coordinator
Everett Falt, RMC/CMR
Municipal Clerk

www.townshipoftabernacle-nj.gov
TOWNSHIP OF TABERNACLE  
BURLINGTON COUNTY, NEW JERSEY

TOWNSHIP COMMITTEE MEETING ZOOM CREDENTIALS

You are invited to a Zoom webinar.
When: Dec 6, 2021 07:30 PM Eastern Time (US and Canada)
Topic: Twp Committee Meeting

Please click the link to join the webinar: https://zoom.us/j/91986366397

Or One tap mobile: (646) 558 8656, Webinar ID: 919 863 66397#

Or Telephone:
Dial (for higher quality, dial a number based on your current location):
(646) 558-8656, Webinar ID: 919 8636 6397
International numbers available: https://zoom.us/u/amFVhMH6Z

This meeting is entirely on ZOOM.
1. CALL TO ORDER

2. FLAG SALUTE

3. OPEN PUBLIC MEETINGS ACT STATEMENT
   “The Provisions of the Open Public Meetings Act have been met. Notice of this meeting, Resolution 2021-22, has been transmitted to the Burlington County Times, Central Record, Courier Post, posted on the Bulletin Board of the Municipal Building, posted on the Tabernacle website, given to the Municipal Clerk on January 6, 2021, and given to those having requested and paying for same.”

4. ROLL CALL: Mr. Barton, Ms. McGinnis, Mr. Moore, Mr. Sunbury and Mayor Brown

5. PUBLIC COMMENT (Agenda items only)

ORDINANCES – SECOND READING

6. ORDINANCE NO. 2021-10 - AN ORDINANCE AMENDING CHAPTER XVII, ZONING, OF THE CODE OF THE TOWNSHIP OF TABERNACLE, COUNTY OF BURLINGTON AND STATE OF NEW JERSEY
   PUBLIC HEARING
   ADOPTION – ORDINANCE 2021-10

RESOLUTIONS

7. RESOLUTION 2021-129 – A RESOLUTION AWARDING CONTRACT TO MALL CHEVROLET AND SERVICE THROUGH THE EDUCATIONAL SERVICES COMMISSION OF NEW JERSEY (ESCNJ)

8. RESOLUTION 2021-130 – AUTHORIZE CANCELLATION OF CERTAIN PROPERTY TAXES PURSUANT TO A ONE HUNDRED PERCENT TOTALLY DISABLED VETERAN EXEMPTION

9. RESOLUTION 2021-131 – AUTHORIZE CANCELLATION OF CERTAIN PROPERTY TAXES PURSUANT TO A ONE HUNDRED PERCENT TOTALLY DISABLED VETERAN EXEMPTION

10. RESOLUTION 2021-132 – AUTHORIZE REFUND PURSUANT TO A ONE HUNDRED PERCENT TOTALLY DISABLED VETERAN EXEMPTION
11. RESOLUTION 2021-133 – REQUESTING APPROVAL OF ITEMS OF REVENUE AND APPROPRIATION – N.J.S.A. 40A:4-87


13. RESOLUTION 2021-135 - APPOINTMENT OF FUND COMMISSIONER

14. APPROVAL OF BILLS

15. PUBLIC COMMENT

16. REPORTS
   a) Engineer  b) Administrator (Gypsy Moth Spraying)  c) Township Solicitor  d) Emergency Management  e) CMFO  f) Township Committee

17. ADJOURNMENT
TOWNSHIP OF TABERNACLE
BURLINGTON COUNTY, NEW JERSEY

TOWNSHIP OF TABERNACLE

AN ORDINANCE AMENDING CHAPTER XVII, ZONING, OF THE CODE
OF THE TOWNSHIP OF TABERNACLE, COUNTY OF BURLINGTON
AND STATE OF NEW JERSEY
ORDINANCE NO. 2021-10

BE IT ORDAINED by the Township Committee of the Township of Tabernacle, County of
Burlington and State of New Jersey, as follows:

SECTION I.

Purpose: The purpose of this Ordinance is to amend Chapter XVII, Zoning, of the Code of the
Township of Tabernacle to change the zoning district classification of the ten tax lots specified below and
to permit Solar Energy Facilities in the Preservation Area District in accordance with the objectives of the
Pinelands Comprehensive Management Plan.

SECTION II.

The Township Committee of the Township of Tabernacle hereby changes the zoning district
classifications of those lots specified in the following table and amends the Township Official Zoning
Map accordingly.

<table>
<thead>
<tr>
<th>Property</th>
<th>Existing Zoning Classification</th>
<th>Amended Zoning Classification</th>
</tr>
</thead>
<tbody>
<tr>
<td>Block Lot</td>
<td>Infill Commercial District</td>
<td>Infill Residential District</td>
</tr>
<tr>
<td>1401 1</td>
<td>Infill Commercial District</td>
<td>Infill Residential District</td>
</tr>
<tr>
<td>1401 2</td>
<td>Infill Commercial District</td>
<td>Infill Residential District</td>
</tr>
<tr>
<td>1401 3</td>
<td>Infill Commercial District</td>
<td>Preservation Area District</td>
</tr>
<tr>
<td>1401 4</td>
<td>Infill Commercial District</td>
<td>Infill Residential District</td>
</tr>
<tr>
<td>1401 5</td>
<td>Infill Commercial District</td>
<td>Infill Residential District</td>
</tr>
<tr>
<td>1401 6.01</td>
<td>Infill Commercial District</td>
<td>Infill Residential District</td>
</tr>
<tr>
<td>1401 6.02</td>
<td>Infill Commercial District</td>
<td>Infill Residential District</td>
</tr>
<tr>
<td>1401 6.03</td>
<td>Infill Commercial District</td>
<td>Infill Residential District</td>
</tr>
<tr>
<td>1401 6.04</td>
<td>Infill Commercial District</td>
<td>Infill Residential District</td>
</tr>
<tr>
<td>1401 7</td>
<td>Infill Commercial District</td>
<td>Infill Residential District</td>
</tr>
</tbody>
</table>

SECTION III.
Chapter XVII, Zoning, Article II, General District Regulations, is hereby amended by establishing section 17-47E, Solar Energy Facilities, as follows:

17-47E SOLAR ENERGY FACILITIES

a. Solar energy facilities shall be permitted as a principal use in the Preservation Area District, provided that the following standards are met:

1. The solar energy facility shall be located on the parcel of a resource extraction operation and:
   (a) The facility shall be limited to those portions of the parcel comprised of previously mined areas that have not subsequently been restored;
   (b) The maximum acreage of the solar energy facility, including the area of the required firebreak and any actively managed vegetative visual buffer shall not exceed 25 acres; and
   (c) The remainder of the parcel shall be deed restricted in accordance with subsection 17-33.5. b.1 of this chapter.

2. The acquisition and redemption of 0.25 Pinelands Development Credits shall be required for every four acres of the combined land area occupied by the solar energy facility and any actively managed vegetative buffer surrounding the facility permitted by a.6 below.

3. The solar energy facility, including any proposed off-site infrastructure, shall be located and screened with vegetation and by topography (where feasible) to minimize visual impacts as viewed from:
   (a) The wild and scenic rivers and special scenic corridors listed in N.J.A.C. 7:50-6.105(a);
   (b) Publicly dedicated roads and highways;
   (c) Low intensity recreational facilities and campgrounds; and
   (d) Existing residential dwellings located on contiguous parcels.

Vegetated areas for visual screening of the solar facility shall not be less than fifty feet in width and consist of at least three rows of trees with associated understory plants which may include existing vegetation, new plantings, or a combination thereof. New plantings shall be consistent with the requirements of N.J.A.C. 7:50-6.21 et seq. and meet the following requirements
(1) Deciduous trees shall be at least 3.5-inch caliper and 14 feet in height at the time of planting;

(2) Evergreen trees shall have a minimum height at planting of six feet;

(3) Trees shall be planted 10 feet on center in staggered rows.

4. If the development of new or expansion of existing on-site or off-site infrastructure be necessary to accommodate the solar energy facility, clearing shall be limited to that which is necessary to accommodate the infrastructure in accordance with subsections 17-35.1(a) and (b) of this chapter. New rights-of-way shall be limited to a maximum width of 20 feet, unless additional width is necessary to address specific safety or reliability concerns.

5. A firebreak fifty feet in width outside of the fenced perimeter of the solar energy facility is required. The firebreak and area within the fenced perimeter of the solar facility may be vegetated with grass species consistent with the requirements of N.J.A.C. 7:50-6.21 et seq., but in no case shall the combined footprint of the solar energy facility and firebreak exceed 25 acres.

6. The owner of the solar energy facility shall mow the grassed areas permitted by a.5 above not less than two times per calendar year and the maximum permitted height above grade of vegetation within such areas shall be 12 inches.

7. The owner of the solar energy facility shall ensure that there is no new tree growth within the footprint of the solar energy facility and 50footwide firebreak, but in no event shall the area of tree maintenance or removal maintenance exceed 25 acres and no maintenance or removal or trees shall be performed in the deed restricted area for the purpose of construction or operation of the solar energy facility.

8. Prior to operation (and periodically upon request), the owner of the solar energy facility shall provide orientation and training to the local fire department and other first responders concerning safe entry and operation within the solar facility for provision of emergency services.

9. The solar energy facility shall be constructed and maintained in accordance with applicable engineering design and manufacturing practices and all applicable fire, electrical and construction codes.
10. In order to minimize offsite impacts of radio frequency emissions, the solar energy facility shall be designed with the following minimum setbacks and standards.
   (a) Solar panels shall be located a minimum 100 feet from the property line;
   (b) Solar inverters shall be located a minimum 150 feet from the property line;
   (c) The facility’s equipment shall be designed, constructed and maintained to assure compliance with the standard set forth in the Code of Federal Regulations (CFR) Title 47 Part 15 Subpart B 15.109.

11. Any solar energy facility shall be decommissioned within 12 months of the cessation of its utilization. Decommissioning shall include:
   (a) Removal of all energy facilities, structures and equipment, including any subsurface wires and footings, from the parcel;
   (b) Restoration of the parcel in accordance with subsections 17-35.1(d)1 through 4 of this chapter, unless restoration is unnecessary because the parcel is to be put into active agricultural use or approved for development in accordance with this chapter within that 12 month period; and
   (c) Any other measures necessary to address ecological and visual impacts associated with the solar energy facility, including the removal of off-site infrastructure and restoration of affected lands.

12. Any solar energy facility in the Preservation Area District shall be enclosed with a fence that adheres with local electrical and building codes. The fence shall be a minimum of seven feet in height with a maximum height of nine feet made of 2” galvanized mesh with top and bottom tension wire, surround the solar facility and prevent unauthorized entry of persons or vehicles into the solar area of the solar array and any of the solar facility’s associated inverters and transformers. A ‘Knox Box’ shall be installed at the site entrance to provide keyed entry to first responders.

SECTION IV

Chapter XVII, Zoning, Article IX, Preservation Area District, Section 17-62, Preservation Area District Regulations, is hereby amended by revising subsection 17-62.1 as follows:

17-62.1 Permitted Principal Uses.

a. - l. (no change.)
TOWNSHIP OF TABERNACLE
BURLINGTON COUNTY, NEW JERSEY

m. Solar energy facilities in accordance with Section 17-47E of this chapter.

SECTION V

In the event that any Section or part of this Ordinance shall be declared to be unconstitutional, invalid, or inoperative, in whole or in part, by a Court of competent jurisdiction, said Section or part shall, to the extent that it is unconstitutional, invalid or inoperative, be of no force and effect but no such determination shall be deemed to invalidate or affect the remaining Sections or parts of this Ordinance or the Ordinance as a whole.

SECTION VI

This ordinance shall take effect immediately upon final passage and publication as provided by law, certification by the Pinelands Commission, and the filing of a copy of this ordinance as certified with the Burlington County Planning Board.

TOWNSHIP OF TABERNACLE
BURLINGTON COUNTY, NEW JERSEY
RESOLUTION 2021-129
A RESOLUTION AWARDING CONTRACT TO MALL CHEVROLET AND SERVICE THROUGH THE EDUCATIONAL SERVICES COMMISSION OF NEW JERSEY (ESCNJ)

WHEREAS, the Tabernacle Township Committee located in the County of Burlington, State of New Jersey is charged with the responsibility of maintaining roadway safety, and servicing municipal property within the Township of Tabernacle; and

WHEREAS, in order to fulfill this mandated responsibility accepts the recommendation from the Director of Public Works and determines the need to purchase a 2022 Chevrolet 2500 Silverado Regular Cab Long Bed Pick-up with Snow Plow as specified in proposal #2XNF13, under bid # ESCNJ 20/21-09, term 9/15/20 to 9/14/22; and

WHEREAS, the Township Committee is authorized to use a Cooperative Pricing System pursuant to the provisions of N.J.S.A. 40A:11-11(5); and

WHEREAS, the Township Committee authorized through Resolution 2017-88 a contract with the Educational Services Commission of New Jersey (ESCNJ) 65MCESSCCPS on November 27, 2017; and

WHEREAS, the Township Committee has received information and pricing on the Chevrolet 2500 pick-up and snow plow from Mall Chevrolet; and

WHEREAS, the Township Committee has established that entering a Cooperative Pricing System is a cost-effective contractual solution for the purchase of the needed pick-up with snow plow; and

WHEREAS, the Township Committee from mall Chevrolet, 75 Haddonfield Road, Cherry Hill, N. J. 08002 all supplemental documentation which establishes compliance with the laws of the State of New Jersey for entities awarded a contract by a public entity under ESCNJ Contract # 20/21-09; and

NOW, THEREFORE, BE IT RESOLVED, by Tabernacle Township Committee, County of Burlington, State of New Jersey, that pursuant to said statue, the Township of Tabernacle enters into a contract to purchase said vehicle and equipment in the amount of $42,139.97; and
TOWNSHIP OF TABERNACLE
BURLINGTON COUNTY, NEW JERSEY

BE IT FURTHER RESOLVED, that the Mayor be authorized to enter into a contract on behalf of the Township Committee and the Municipal Clerk be authorized to attest thereto; and

BE IT FURTHER RESOLVED, the Township CMFO shall certify that sufficient funds are available for said procurement; and

BE IT FURTHER RESOLVED, that the Resolution shall be effective immediately upon passage.

RESOLUTION 2021-130
AUTHORIZE CANCELLATION OF CERTAIN PROPERTY TAXES
PURSUANT TO A
ONE HUNDRED PERCENT TOTALLY DISABLED VETERAN EXEMPTION

WHEREAS, Brian J. Eldridge, owner and resident of 35 Lee Drive (Block 303, Lot 13.02) has applied for exemption from property taxes as a 100% Totally Disabled Veteran pursuant to NJSA 54:4-3.30; and

WHEREAS, said application has been received by the Township Assessor; and

WHEREAS, the Assessor has reviewed the application and requisite proofs, and finding them to be in order, recommends approval of the exemption; and

WHEREAS, the exemption commenced October 29, 2021 in accord with certification of 100% disability granted by the Department of Veterans Affairs; and

NOW THEREFORE BE IT RESOLVED by Tabernacle Township Committee that the Tax Collector is hereby authorized to cancel 2021 Property Taxes and 2022 Preliminary Taxes pursuant to Totally Disabled Veteran status.

BE IT FURTHER RESOLVED, A certified copy of this resolution shall be forwarded to the Tax Collector and Assessor.

RESOLUTION 2021-131
AUTHORIZE CANCELLATION OF CERTAIN PROPERTY TAXES
PURSUANT TO A
ONE HUNDRED PERCENT TOTALLY DISABLED VETERAN EXEMPTION

WHEREAS, George E. Horner, owner and resident of 136 Brace Lane (Block 1202, Lot 2) has applied for exemption from property taxes as a 100% Totally Disabled Veteran pursuant to NJSA 54:4-3.30; and

WHEREAS, said application has been received by the Township Assessor; and

WHEREAS, the Assessor has reviewed the application and requisite proofs, and finding them to be in order, recommends approval of the exemption; and

WHEREAS, the exemption commenced October 27, 2021 in accord with certification of 100% disability granted by the Department of Veterans Affairs; and
NOW THEREFORE BE IT RESOLVED by Tabernacle Township Committee that the Tax Collector is hereby authorized to cancel 2021 Property Taxes and 2022 Preliminary Taxes pursuant to Totally Disabled Veteran status.

BE IT FURTHER RESOLVED, A certified copy of this resolution shall be forwarded to the Tax Collector and Assessor.

RESOLUTION 2021-132
AUTHORIZE REFUND PURSUANT TO A
ONE HUNDRED PERCENT TOTALLY DISABLED VETERAN EXEMPTION

WHEREAS, Jason R. Bronaugh, owner and resident of 24 Hidden Acres Drive (Block 802.01, Lot 79) was granted an exemption from property taxes as a 100% Totally Disabled Veteran pursuant to NJSA 54:4-3.30; and

WHEREAS, the exemption commenced September 8, 2021 in accord with certification of 100% disability granted by the Department of Veterans Affairs; and

WHEREAS, CoreLogic, the mortgage company servicer, paid the Quarter 1 2021 taxes, after the Totally Disabled Veteran status was declared but before the change took place in their books; and

NOW THEREFORE BE IT RESOLVED by Tabernacle Township Committee that the Tax Collector is hereby authorized to refund $2,242.84 to CoreLogic Centralized Refunds, PO Box 9202, Coppell, TX 75019-9760, mortgage company servicer for Jason R. Bronaugh, owner and resident of 24 Hidden Acres Drive, Tabernacle (Block 802.01, Lot 79).

BE IT FURTHER RESOLVED, A certified copy of this resolution shall be forwarded to the Tax Collector and Assessor.

RESOLUTION 2021-133
REQUESTING APPROVAL OF ITEMS OF REVENUE AND APPROPRIATION – N.J.S.A. 40A:4-87

WHEREAS, NJS 40A:4-87 provides that the Director of the Division of Local Government Services may approve the insertion of any special item of revenue in the budget of any county or municipality when such item shall have been made available by law and the amount was not determined at the time of the adoption of the budget; and

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

NOW, THEREFORE, BE IT RESOLVED, that the Township Committee of the Township of Tabernacle, in the County of Burlington, New Jersey, hereby requests the Director of the Division of Local Government Services to approve the insertion of an item of revenue in the budget of the year 2021 in the sum of $25,596.56, which is now available from FY2021 Clean Communities Grant in the amount of $23,602.31.
TOWNSHIP OF TABERNACLE  
BURLINGTON COUNTY, NEW JERSEY

BE IT FURTHER RESOLVED, that the like sum of $25,596.56 is hereby appropriated under the caption Clean Communities Program; and

BE IT FURTHER RESOLVED that the above is the result of funds from State of New Jersey FY2021 Clean Communities Grant in the amount of $25,596.56.

RESOLUTION 2021-134  
REQUESTING APPROVAL OF ITEMS OF REVENUE AND APPROPRIATION – N.J.S.A. 40A:4-87

WHEREAS, NJS 40A:4-87 provides that the Director of the Division of Local Government Services may approve the insertion of any special item of revenue in the budget of any county or municipality when such item shall have been made available by law and the amount was not determined at the time of the adoption of the budget; and

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

NOW, THEREFORE, BE IT RESOLVED, that the Township Committee of the Township of Tabernacle, in the County of Burlington, New Jersey, hereby requests the Director of the Division of Local Government Services to approve the insertion of an item of revenue in the budget of the year 2021 in the sum of $8,056.81, which is now available from FY2018 Recycling Tonnage Grant in the amount of $8,056.81.

BE IT FURTHER RESOLVED, that the like sum of $8,056.81 is hereby appropriated under the caption Recycling Tonnage Grant; and

BE IT FURTHER RESOLVED that the above is the result of funds from State of New Jersey FY2018 Recycling Tonnage Grant in the amount of $8,056.81.

RESOLUTION 2021-135  
APPOINTMENT OF FUND COMMISSIONER

WHEREAS, Tabernacle Township is a member of the Burlington County Municipal Joint Insurance Fund, hereafter referred to as the FUND; and

WHEREAS, the Bylaws of the FUND require that each municipality appoint a member of the governing body or a municipal employee to serve as a Fund Commissioner; and

WHEREAS, the Township of Tabernacle recommends the following appointments to serve as FUND Commissioner in accordance with the Bylaws:

Casey English, Township Administrator

THEREFORE, BE IT RESOLVED, the Governing Body appoints Casey English as FUND Commissioner.