

**TABERNACLE TOWNSHIP COMMITTEE
REGULAR MEETING MINUTES OF MARCH 22, 2021**

CALL TO ORDER

Mayor Brown called the meeting to order at 7:31 p.m. Mayor Brown led in the Silent Flag Salute.

OPEN PUBLIC MEETINGS ACT

“The Provisions of the Open Public Meetings Act have been met. Notice of this meeting, Resolution 2021-22, has been transmitted to the Central Record, Burlington County Times, and Courier Post and posted on the Bulletin Board in Town Hall, on January 6, 2021. It is on file with the Municipal Clerk, and has been given to those who have requested and paying for same.”

ROLL CALL

Those members in attendance upon Roll Call were:

Kimberly A. Brown, Mayor
Joseph W. Barton, Committee Member
Nancy K. McGinnis, Committee Member
Samuel R. Moore, III, Deputy Mayor
Robert C. Sunbury, Jr., Committeeman

ADMINISTRATIVE TEAM Present:

Douglas A. Cramer, CPWM, Administrator
Dante Guzzi, Township Engineer
Rodney R. Haines, CMFO, Chief Finance Officer
William Burns, Esquire, Township Solicitor
Elaine B. Kennedy, RMC/CMC, Municipal Clerk

PUBLIC COMMENT (Agenda Items only)

Mayor Brown opened the meeting to public comment.

Stuart Brooks, Moores Meadow Road, asked if there were any more outstanding membership applications after Resolution 2021-59 for the fire company. Mr. Brooks asked if all TFC#1 have been accepted for full membership.

Being no further comment, Mayor Brown closed public comment on agenda items.

RESOLUTIONS

MAYOR’S CONSENT AGENDA ANNOUNCEMENT: *These items listed below are considered routine by the Township of Tabernacle and will be enacted by one motion. There will be no formal discussion of these items. If discussion is desired, this item will be removed from the Consent Agenda and will be considered separately.*

RESOLUTIONS 2021-52 through 2021-60

Mr. Barton requested removing Resolution 52, 53, 55, and 58 from the Consent Agenda. Mr. Sunbury requested removing Resolution 57 and 58 from the Consent Agenda. These resolutions will be voted on individually.

RESOLUTION 2021-54 – CHANGE ORDER #1 OAK SHADE ROAD PHASE I

RESOLUTION 2021-56 - 2021 SAFETY INCENTIVE PROGRAM

RESOLUTION 2021-59 – RECOGNIZE MEMBERSHIP OF TABERNACLE FIRE COMPANY

RESOLUTION 2021-60 – RESIGNATION CLASS I MEMBER OF THE LAND DEVELOPMENT BOARD

MOTION – Mr. Moore made a motion to adopt Resolutions 54, 56, 59, and 60, seconded by Joseph Barton. Ayes - Barton, McGinnis, Moore, Sunbury, Brown. Motion carried.

RESOLUTION 2021-52 – DEPUTY REGISTRARS DURING COVID

Mr. Cramer advised the Committee that this was done last year at the request of the State; however, this is more formal. Mr. Barton asked the fee for this, to which Mr. Cramer advised him there is no cost.

MOTION – Mr. Barton made a motion to adopt Resolution 2021-52, seconded by Mr. Moore. Ayes - Barton, McGinnis, Moore, Sunbury, Brown. **Motion carried.**

RESOLUTION 2021-53 – AUTHORIZATION FOR ENGINEER TO ADVERTISE FOR 2021 DRAINAGE PROGRAM

MOTION – Mr. Sunbury made a motion to adopt Resolution 2021-53, seconded by Mr. Barton. Mr. Barton asked where were the drainage problems on these roads. Mr. Cramer explained Prickett's Mill has a drainage problem near Hunters Lane which has been undermining the road. Eldorado needs to intercept going onto properties. The Township has an easement off one side. Hawkins Road has problems along the road with puddling. North Drive the manholes have risen up above the roadway. Ayes – Barton, McGinnis, Moore, Sunbury, Brown. **Motion carried.**

RESOLUTION 2021-55 – APPOINTMENT TAX ASSESSOR SECRETARY

MOTION – Mr. Barton made a motion to adopt Resolution 2021-55, seconded by Mr. Moore. Mr. Barton asked if Ms. Barber had done this before, to which Mr. Cramer responded that it was not Ms. Barber, but a part time employee. Mr. Barton asked if this was an hourly or overtime rate in addition to her deputy clerk position, to which Mr. Cramer responded it is a salary for an average number of hours. Mr. Cramer advised that it is the same as the prior secretary. Ayes – Barton, McGinnis, Moore, Brown. Abstain – Sunbury. **Motion carried.**

RESOLUTION 2021-57 – APPOINTMENT EMERGENCY MANAGEMENT COORDINATOR

MOTION – Mr. Moore made a motion to adopt Resolution 2021-57, seconded by Ms. McGinnis. Ayes – Barton, McGinnis, Moore, Brown. Abstain – Sunbury. **Motion carried.**

RESOLUTION 2021-58 – ACCEPTANCE OF FEDERAL FUNDS AND PARTICIPATION IN THE FEDERAL GRANT PROGRAM ADMINISTERED BY THE STATE OF NJ, DEPARTMENT OF LAW & PUBLIC SAFETY

MOTION – Ms. McGinnis made a motion to adopt Resolution 2021-58, seconded by Mr. Barton. Mr. Barton asked the parameters of the \$10,000. Mr. Sunbury explained that the grant is for emergency management programs and salary. There is training and meetings.

Ayes – Barton, McGinnis, Moore, Brown. Abstain – Sunbury. **Motion carried.**

RESOLUTION 2021-61 – AUTHORIZATION FOR ENGINEER TO ADVERTISE FOR COMMUNITY DEVELOPMENT BLOCK GRANT PROJECTS

Mr. Cramer advised the Committee the project had been delayed partly due to Covid. This is for a chair lift and ADA bathrooms.

MOTION – Mr. Sunbury made a motion to adopt Resolution 2021-61, seconded by Mr. Barton.

Ayes - Barton, McGinnis, Moore, Sunbury, Brown. **Motion carried.**

APPROVAL OF BILLS

MOTION – Mr. Sunbury made a motion to approve the bills as listed on the bill list, seconded by Mr. Barton. Mr. Barton asked if there would be more salt needed, to which Mr. Cramer replied they are full and will not need more for this season. Ms. McGinnis asked if the heat was turned down to 55 degrees in the community center, to which Mr. Cramer advise that it was not as there are areas near plumbing which could freeze at 55. Ayes - Barton, McGinnis, Moore, Sunbury, Brown. **Motion carried.**

APPROVAL OF MINUTES

- a) February 8, 2021 - (Workshop)
- b) February 8, 2021 – (Special - Executive)

MOTION – Ms. McGinnis made a motion to approve the above listed minutes, seconded by Mr. Sunbury. Ayes - McGinnis, Moore, Sunbury, Brown. Abstain – Barton. **Motion carried.**

PUBLIC COMMENT ON SOLAR PROJECT

Stuart Brooks, Moores Meadow Road, felt the Committed does not have all the facts. They need evaluation. There were no questions from the Committee for the sale of the project. The Committee would be unable to make a decision as they do not have all the facts.

Fran Brooks, Moores Meadow Road, felt the Township has gone round and round. There is no study or evaluation.

SOLAR PROJECT AT THE LANDFILL – DISCUSSION

Mr. Sunbury reported that all discussions have been concerning what land is left. CEP would have to bond the township against any failure. The question also is would it benefit the residents. He wanted to lease the landfill to CEP with CEP capping the landfill.

Mr. Barton asked what could be the future use of the landfill. Mr. Cramer responded they are in the process now of evaluating if there is enough ground for Public Works. They would enter out to Oak

Shade Road. They have to ascertain if there is enough ground at the land fill for public works. Solar has come up before. They have to look at what is economically feasible and the best for the residents.

Ms. McGinnis asked if the landfill would have to be capped off for Public Works to move there, to which Mr. Cramer responded he did not think it would have to be; however, he would look at our professionals. Mr. Stuart advised that asphalt could cut the costs. Mr. Stuart advised that the cost to cap would be approximately \$650,000 from seven to nine years ago.

Mr. Moore asked Mr. Cramer if it is suitable to Public Works a little at a time to free up some of the current yard space. Mr. Cramer advised they would probably have to have a secure building. Ms. McGinnis asked if it would have to be capped, to which Mr. Cramer advised he believed they could utilize the ground that is not part of the landfill.

Mr. Barton asked if the Committee wanted to move forward with solar or other future brownfields. The decisions are for the future. The Township never received any economic proposal from CEP. He would like to hold the landfill for future use, i.e. Public Works and/or Brownfield for recreation.

Ms. McGinnis asked if the Township wanted to ask DEP for approval. Mayor Brown advised that DEP could have been at this meeting to answer questions.

Mayor Brown asked what direction the Committee wanted to go, i.e. move forward to sell/lease or keep it for Township use.

Mr. Burns suggested a motion to retain the property or to consider it for redevelopment. Mr. Sunbury suggested the information is incomplete from CEP for the economics and they are not willing to give numbers. Mr. Barton was disappointed they were not in attendance this evening.

MOTION - Mr. Barton suggested retaining the landfill property for township use, seconded by Mr. Moore. Ayes – Barton, Moore. Nays – McGinnis, Sunbury, Brown. **Motion died.**

MOTION - Mr. Sunbury made a motion to ask CEP for the property lease and economic advantage to the Township. Mr. Burns advised the area is not designated as redevelopment. Also, this has to be an open process, not one company. The Township must go out to bid.

Mr. Stuart explained that he has been involved with municipalities going out to bid for solar and wind. The economic impact is unknown until the electric is sent to the property. It is advantageous for high intensity power lines. If the Township Public Works is moved there, the Township could put solar themselves. Ms. McGinnis asked who pays for the capping. Mr. Stuart responded that this could be a partnership. State money could possibly come to the Township for this project. Mr. Barton said if they lease, there is no tax revenue. The Township could go out to bid.

Mr. Burns advised them that according to 40A:12-14, there are parameters to lease, etc. Ms. McGinnis asked if there were companies out there to do this.

MOTION – Ms. McGinnis made a motion to refer this to the Land Development Board if it is for redevelopment, seconded by Mr. Sunbury. Ayes – McGinnis, Sunbury, Brown. Nays – Barton, Moore. **Motion carried.**

Mr. Burns advised this should motion to do a formal resolution, naming the parameters and the block and lot. Mr. Cramer advised it is Block 203, Lot 1. Mr. Guzzi added this is not a one-night meeting. Professionals would have to be appointed for a redevelopment study.

RESOLUTION 2021-62 – AUTHORIZE LAND DEVELOPMENT BOARD TO DEVELOP A REDEVELOPMENT AREA

MOTION – Ms. McGinnis made a motion to adopt Resolution 2021-62, seconded by Mr. Sunbury. Mr. Barton stated that this is an expensive, long drawn-out issue and come out of the taxpayers' money. There was much discussion concerning the resolution. Mr. Guzzi said the approximate cost to the Land Development Board would be \$10,000. Mr. Guzzi added there would be

outside consultants involved. Mr. Sunbury asked if the Township decided to do something on the landfill themselves, would it need a redevelopment plan. Mr. Stuart advised that it would not; however, it would need Pineland's approval. Ms. McGinnis asked Mr. Stuart if the DEP would come out and make them cap the landfill. Mr. Stuart advised they have not been out since 1984.

Ayes – McGinnis. Nays – Barton, Moore, Sunbury, Brown. **Motion died.**

PUBLIC COMMENT

Stuart Brooks, Moores Meadow Road, thanked Mr. Barton and Mr. Stuart. It was not in the town's interest to adopt the resolution for solar. He was glad they reached the right result. Ms. McGinnis had asked if the community center heat was reduced to 55.

Fran Brooks, Moores Meadow Road, felt that people need to read Roberts Rules and adhere to it. There is so much chaos.

REPORTS

ENGINEER

Mr. Guzzi reported that Arawak has been working on the punch list items on Oak Shade Road. Phase II is out to bid. Mr. Guzzi is waiting for DOT to approve Carranza Road, Phase II.

ADMINISTRATOR

Mr. Cramer reported that Public Works is moving toward the brush collection. They are working on the Parks, clearing downed trees.

ENVIRONMENTAL CONSULTANT

Mr. Stuart had nothing further besides the solar panels. He is waiting for the results from the well monitoring.

CHIEF FINANCIAL OFFICER

Mr. Haines advised he has been instructed to have a zero tax increase in the budget. There is no further information regarding the \$600,000+ stimulus money.

SOLICITOR

Mr. Burns had no updates on the litigation.

EMERGENCY MANGEMENT

Mr. Sunbury updated the Committee on the easing of some of the restrictions concerning Covid. He has all the information on the website.

TOWNSHIP COMMITTEE

Mr. Barton had nothing to report at this time.

Ms. McGinnis thanked everyone in the fire company for their service. Ms. McGinnis advised that the Pinelands sent a letter to the Land Development Board regarding Murphy's sign. She wanted to know if anyone received it. Mr. Cramer advised they just received the letter and will have it for the next workshop. Ms. McGinnis felt that once Covid restrictions have lifted, they should have a Tabernacle day.

Mr. Moore had nothing to report at this time.

Mr. Sunbury had nothing to report at this time.

Mayor Brown thanked the Committee for this discussion this evening. This is what workshops are about, discussing different views, coming to conclusions.

ADJOURNMENT

MOTION – Ms. McGinnis made a motion to adjourn, seconded by Mr. Moore, and unanimously carried. The meeting was adjourned at 9:14 p.m.

Respectfully submitted,

Elaine B. Kennedy, RMC/CMC/CMR
Municipal Clerk