

MINUTES
TOWNSHIP OF PENNSAUKEN
TOWNSHIP COMMITTEE MEETING
MAY 2, 2019 (5:30PM)

The Committee Meeting of the Pennsauken Township Committee was held in the caucus room at the Pennsauken Municipal Building: 5605 N. Crescent Blvd., Pennsauken, NJ 08109 on Thursday, May 2, 2019

The Meeting was called to order by Mayor Jack Killion at 5:30 pm. and called for the Salute to the Flag to be followed by a Moment of Silence. After which he announced the meeting was in compliance of the "Senator Byron M. Baer Open Public Meetings Act".

The meeting commenced with a Roll Call by the Township Clerk.

PRESENT: Committeeman Marco DiBattista, Committeewoman Jessica Rafeh, Committeewoman Betsy McBride, Deputy Mayor Rick Taylor and Mayor Jack Killion

Also present were Township Clerk Gene Padalino, Deputy Clerk Pamela Scott-Forman and Linda Galella, Esq. of Parker McCay

APPROVAL OF MINUTES-

Meeting April 18, 2019

Committeewoman McBride moved a motion to the minutes on the Agenda
Deputy Mayor Taylor seconded the motion
An affirmative 5.0 voice vote was recorded

BIDS OPENED-

Opened April 17, 2019 @ 10:30am –Competitive Contract for POS, Identification Database and Integrated Tee Sheet System-BP # 2019-08

Administrator Kneib commented this is for Golf Tee Time software

Opened April 24, 2019 @10:00AM-2019 Road Improvement Program-BP# 2019-02

Opened April 25, 2019 @ 11:00am Pennsauken Country Club Roof Improvements-BP 19-07

Mr. Kneib stated this is for a total roof replacement

Committeewoman McBride moved a motion to acknowledge the Bid openings on the agenda

Deputy Mayor Taylor seconded the motion

An affirmative 5.0 voice vote was recorded

ORDINANCES: SECOND READING/PUBLIS HEARNG-(PUBLIC MAY COMMENT)

ORDINANCE NO. 2019:07 CALENDAR YEAR 2019 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. 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 Pennsauken in the County of Camden finds it advisable and necessary to increase its CY 2019 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 \$ 309,875.95 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 Pennsauken, in the County, a majority of the full authorized membership of this governing body affirmatively concurring, that, in the CY 2019 budget year, the final appropriations of the Township of Pennsauken shall, in accordance with this ordinance and N.J.S.A. 40A: 4-45.14, be increased by 3.5% amounting to \$ 1,084,565.82, and that the CY 2019 municipal budget for the Township of Pennsauken be approved and adopted in accordance with this ordinance; and

BE IT FURTHER ORDAINED, 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 5 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 5 days after such adoption.

FIRST READING: APRIL 4, 2019
SECOND READING: MAY 2, 2019
ADOPTED: MAY 2, 2019

No public wished to comment

Name	Motion	Second	Aye	Nay	Abstain	Absent
<i>DiBattista</i>			√			
<i>Rafeh</i>			√			
<i>McBride</i>	√		√			
<i>Taylor</i>		√	√			

ORDINANCE NO. 2019.08 ORDINANCE OF THE TOWNSHIP OF PENNSAUKEN
RESCINDING THE DESIGNATION OF THE CAMDEN COUNTY IMPROVEMENT
AUTHORITY AS THE REDEVELOPMENT ENTITY FOR A CERTAIN PORTION OF THE
CROSSROADS REDEVELOPMENT ZONE, AND DESIGNATING THE TOWNSHIP
COMMITTEE OF THE TOWNSHIP OF PENNSAUKEN AS THE REDEVELOPMENT
ENTITY FOR A CERTAIN PORTION OF THE CROSSROADS REDEVELOPMENT ZONE

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

WHEREAS, pursuant to the provision of the Local Redevelopment and Housing Law, N.J.S.A. 40A:12A-1 et seq. (hereinafter referred to as the "Redevelopment Law"), on June 7, 2001, the Township Committee of the Township of Pennsauken (hereinafter referred to as the "Governing Body") adopted Ordinance No. 2001-30, designating certain properties within the Township as a redevelopment area in accordance with the Redevelopment Law, including an approximately 36 acre parcel known as the Crossroads Redevelopment Area, then designated on the Township's Tax Map as Block 2604, Lots 1, 3 and 4, and situated at the intersection of State Highways 73, 90 and 130 (hereinafter referred to as the "Redevelopment Area"); and

WHEREAS, pursuant to such designation, the Governing Body adopted a redevelopment plan for the Crossroads Redevelopment Area (the "Redevelopment Plan") which sets forth, inter alia, the plans for redevelopment of the Redevelopment Area; and

WHEREAS, the Township of Pennsauken has previously created a redevelopment zone (the "Zone") within the Township upon the advice and recommendation of its Planning Board, all in accordance with N.J.S.A. 40A:12A-1, et seq. (the "Redevelopment Act"); and

WHEREAS, on December 30, 2002, the Governing Body, by Ordinance No. 2002-43, appointed The Camden County Improvement Authority (hereinafter referred to as "CCIA"), a body corporate of the State of New Jersey with offices at 1909 Route 70 East, Suite 300, Cherry Hill, New Jersey 08003, the current owner of the Property, as the "Redevelopment Entity" (as such term is defined in the Redevelopment Law) for the purpose of implementing the Redevelopment Plan as to the Redevelopment Area; and

WHEREAS, the nature of the redevelopment project changed in such a manner that the Governing Body exercised its discretion to separate out from the initial redevelopment project the portion of Redevelopment Area presently designated as Block 2604, Lots 1.01 and 3 on the official tax map of the Township of Pennsauken, Camden of County, State of New Jersey (the "Property"); and

WHEREAS, the Redevelopment Act authorizes the Township to act as the redevelopment entity for any redevelopment zone it creates or to delegate the redevelopment authority of all or a portion of such a zone to a County Improvement Authority and to enter an agreement concerning the redevelopment delegation; and

WHEREAS, the Township Committee of the Township of Pennsauken believes it to be in the best interests of the Township of Pennsauken to rescind the designation of the Camden County Improvement Authority as the "Redevelopment Entity" for the purpose of implementing the Redevelopment Plan as to the portion of Crossroads Redevelopment Area presently designated as Block 2604, Lots 1.01 and 3 on the Official Tax Map of the Township of Pennsauken, Camden of County, State of New Jersey (the "Property"); and

WHEREAS, the Township Committee of the Township of Pennsauken believes it to be in the best interests of the Township of Pennsauken to designate the Township Committee of the

Township of Pennsauken as the "Redevelopment Entity" (as such term is defined in the Redevelopment Law) for the purpose of implementing the Redevelopment Plan as to the portion of the Crossroads Redevelopment Area, then designated as Block 2604, Lots 1.01 and 3 on the Official Tax Map of the Township of Pennsauken, Camden of County, State of New Jersey.

NOW, THEREFORE, BE IT ORDAINED by the Township Committee of the Township of Pennsauken that Ordinance No. 2002-43 of the Township of Pennsauken, adopted on December 30, 2002, appointing the Camden County Improvement Authority (hereinafter referred to as "CCIA"), as the "Redevelopment Entity" (as such term is defined in the Redevelopment Law) for the purpose of implementing the Redevelopment Plan as to the Crossroads Redevelopment Area, then designated on the Township's Tax Map as Block 2604, Lots 1, 3 and 4, and situated at the intersection of State Highways 73, 90 and 130 (hereinafter referred to as the "Redevelopment Area"), be and hereby is rescinded as to the portion of Redevelopment Area presently designated as Block 2604, Lots 1.01 and 3 on the Official Tax Map of the Township of Pennsauken, Camden of County, State of New Jersey; and

BE IT FURTHER ORDAINED by the Township Committee of the Township of Pennsauken that Township Committee of the Township of Pennsauken be and hereby is appointed as the "Redevelopment Entity" (as such term is defined in the Redevelopment Law) for the purpose of implementing the Redevelopment Plan as to the portion of the Crossroads Redevelopment Area, then designated as Block 2604, Lots 1.01 and 3 on the Official Tax Map of the Township of Pennsauken, Camden of County, State of New Jersey; and

BE IT FURTHER ORDAINED that all Ordinances contrary to the provisions of this Ordinance are hereby repealed to the extent that they are inconsistent herewith.

BE IT FURTHER ORDAINED that this Ordinance shall take effect upon passage and publication according to law.

FIRST READING: APRIL 18, 2019
 SECOND READING: MAY 2, 2019
 ADOPTED: MAY 2, 2019

No public wished to comment

Name	Motion	Second	Aye	Nay	Abstain	Absent
<i>DiBattista</i>			√			
<i>Rafeh</i>		√	√			
<i>McBride</i>			√			
<i>Taylor</i>	√		√			
<i>Killion</i>			√			

RESOLUTION(s) (PUBLIC HEARING/PUBLIC MAY COMMENT) The Following Resolution(s) will be considered individually

2019:145 RESOLUTION AUTHORIZING THE 2019 GARBAGE DISTRICT BUDGET TO BE READ BY TITLE ONLY-ADOPTION

No public wished to comment

Name	Motion	Second	Aye	Nay	Abstain	Absent
<i>DiBattista</i>		√	√			
<i>Rafeh</i>			√			
<i>McBride</i>			√			
<i>Taylor</i>	√		√			

<i>Killion</i>			√			
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2019:159 A RESOLUTION TO READ THE 2019 PENNSAUKEN TOWNSHIP MUNICIPAL BUDGET BY TITLE ONLY

No public wished to comment

Name	Motion	Second	Aye	Nay	Abstain	Absent
<i>DiBattista</i>			√			
<i>Rafeh</i>		√	√			
<i>McBride</i>			√			
<i>Taylor</i>	√		√			
<i>Killion</i>			√			

2019:146 RESOLUTION ADOPTING THE 2019 PENNSAUKEN TOWNSHIP MUNICIPAL BUDGET BY TITLE

Ellyn McMullen of Palace Court questioned if the Capital Budget was included. Mr. Kneib replied the Libraries budget did not go down, they received the same amount.

Mr. Kneib stated there was no tax increase again this year making it seven years in a row.

Name	Motion	Second	Aye	Nay	Abstain	Absent
<i>DiBattista</i>			√			
<i>Rafeh</i>		√	√			
<i>McBride</i>			√			
<i>Taylor</i>	√		√			
<i>Killion</i>			√			

RESOLUTION(s) (PUBLIC MAY COMMENT) The Following Resolution(s) will be considered individually

2019:160 RESOLUTION AUTHORIZING EXECUTION OF A REDEVELOPMENT AGREEMENT BETWEEN ALLIANCE TEMERITY PENNSAUKEN, LLC AND THE TOWNSHIP OF PENNSAUKEN FOR BLOCK 10.03 LOTS 12 AND 21 ON THE OFFICIAL TAX MAP OF PENNSAUKEN TOWNSHIP, AND TERMINATING THE REDEVELOPMENT AGREEMENT BY AND AMONG THE TOWNSHIP OF PENNSAUKEN AND CHEROKEE PENNSAUKEN AND CHEROKEE PENNSAUKEN URBAN REDEVELOPMENT LLC

WHEREAS, Township of Pennsauken (the “Township”) had previously requested the Pennsauken Township Planning Board (“Planning Board”) to conduct a preliminary investigation to determine whether certain real property located within Pennsauken and referred to as the “Waterfront Redevelopment Study Area, Phase 1” (Waterfront Redevelopment Area”); qualified as an “area in need of redevelopment” pursuant to the provisions of the Redevelopment Law; and

WHEREAS, on June 5, 2001, the Planning Board, after conducting a preliminary investigation and public hearing in accordance with the requirements of the Redevelopment Law, determined that the real property located within the “Waterfront Redevelopment Area”, qualified as an area in need of redevelopment and recommended that said area be designated as a redevelopment area, finding that the redevelopment of said area is a public purpose benefiting the residents and businesses located within the Township; and

WHEREAS, pursuant to the provisions of the Redevelopment Law, on June 27, 2001, Pennsauken adopted Ordinance No. 2001-29, designating the Waterfront Redevelopment Area as an area in need of redevelopment and adopting the “Redevelopment Plan for the Township of Pennsauken Waterfront Study Area, Phase 1” (“Redevelopment Plan”). The Redevelopment Plan was amended in 2005 and again in 2008; and

WHEREAS, the term of the Redevelopment Plan was twenty-five years from its adoption on June 27, 2001, and remains in effect at present; and

WHEREAS, on May 11, 2005, the Township signed a Redevelopment Agreement with Cherokee Pennsauken Urban Renewal, LLC, and Cherokee Pennsauken, LLC (together “Cherokee”) by which Cherokee was designated as the “Redeveloper” for the Waterfront Redevelopment Area; and

WHEREAS, included within the Redevelopment Area is property identified as Block 1003, Lots 12 and 21 on the Official Tax Map of Pennsauken (the “Project Site”); and

WHEREAS, Cherokee thereafter abandoned its role as the designated “Redeveloper” and did not implement any part of the Redevelopment Plan; and

WHEREAS, Alliance Temerity Pennsauken Warehouse LLC (“Alliance”) has made a formal request to be the Redeveloper for the Project Site only, and proposes to demolish a portion of the existing 275,000 sq. ft. structure located at the Project Site and to rehabilitate and reconstruct a part of the demolished structure to provide a 175,000 sq. ft. facility to be used as warehouse/distribution with 1 – 4 tenants (the “Project”); and

WHEREAS, the Township desires to formally terminate its Redevelopment Agreement with Cherokee and rescind their designation as Redeveloper; and

WHEREAS, the Township is desirous of seeing the Project Site developed for useful purposes; and

WHEREAS, the Township of Pennsauken and Alliance intend to enter into a Redevelopment Agreement in order to set forth their respective rights, obligations and responsibilities of the Parties to develop the Project Site and to provide a financial agreement between Alliance and the Township.

NOWHEREFORE, be it resolved by the Mayor and Township Committee of the Township of Pennsauken, County of Camden and State of New Jersey the following:

1. The Redevelopment Agreement between the Township and Cherokee to develop the Waterfront Redevelopment Area is hereby terminated and the rights, obligations and responsibilities of the Parties to that Redevelopment Agreement are declared no longer in affect or binding on either party and the designation of Cherokee as Redeveloper is hereby rescinded.
2. The Redevelopment Agreement between the Township of Pennsauken and Alliance setting forth the rights, obligations and responsibilities of the Parties to develop the Project Site and to provide a financial agreement between Alliance and the Township is approved and adopted.
3. The Mayor and/or Administrator and the Township Clerk of the Township of Pennsauken are hereby authorized to execute the Redevelopment Agreement on

behalf of the Township of Pennsauken.

Administrator Kneib commented this is a total teardown of the warehouse which will be rebuilt and it's the 1st step to the new redevelopment agreement.

After some conversation amongst Committee Attorney Galella stated this wipes out all the lots and that usually with redevelopments pilots are given but there could be an exception.

No public wished to comment

Name	Motion	Second	Aye	Nay	Abstain	Absent
<i>DiBattista</i>			√			
<i>Rafeh</i>			√			
<i>McBride</i>	√		√			
<i>Taylor</i>		√	√			
<i>Killion</i>			√			

2019:161 RESOLUTION AUTHORIZING THE AWARD OF THE ONLINE TEE TIME BOOKING AND INTEGRATED TEE SHEET SERVICE SYSTEM SOFTWARE AND MARKING SERVICE CONTRACT TO GOLFNOW, LLC IN ACCORDANCE WITH N.J.S.A. 40A:11-1ET. SEQ

WHEREAS, The Township of Pennsauken has publicly solicited proposals for Online Tee Time Booking and Integrated Tee Sheet Services System Software and Marketing Services to market the Pennsauken Country Club; and

WHEREAS, GolfNow, LLC, (the "vendor"), located at 7580 Golf Channel Drive, Orlando, FL 32810 was the only bidder that submitted a proposal; and

WHEREAS, the proposal was reviewed by a committee in accordance with the criteria set forth in the Competitive Contract Request for Proposals; subsequently, the Township deemed the Vendor had the necessary qualifications and experiences to perform the services; and

WHEREAS the Township wished to enter into an agreement with the vendor to provide the requisite reservations software and perform such marketing service(s); and

WHEREAS, the services shall be provided in the manner set for in the Township's competitive Contract Agreement, and

WHEREAS, no funds are needed to be certified for this procurement; the Township will give GolfNow, LLC., two (2) trade times per day in exchange for the services, which has a current estimated value of \$68,000;

NOW, THEREFORE, BE IT RESOLVED by the Township of Pennsauken as follows:

1. GolfNow, LLC, 7850 Golf Channel Drive, Orlando, FL 32819 is hereby awarded the contract for Online Tee Time Booking and Integrated Tee Seet Service System Software and Premium Marketing Service. The Township Administrator is hereby authorized and directed to enter into the Agreement with GolfNow, LLC.
2. The methodology for the awarding of competitive contract was based on an evaluation and ranking which included technical, management and cost related criteria, all developed in a way that is intended to meet the specific needs of the Township.
3. This agreement is awarded pursuant to the authority set forth in the Local Public Contracts Law at N.J.S.A. 40A:11-4.1.

A notice of this action shall be printed once in the official newspaper for the Township of Pennsauken and the Resolution and agreements shall remain on file in the Township Clerk's Office.

No public wished to comment

Name	Motion	Second	Aye	Nay	Abstain	Absent
<i>DiBattista</i>		√	√			
<i>Rafeh</i>			√			
<i>McBride</i>			√			
<i>Taylor</i>	√		√			
<i>Killion</i>			√			

2019:162 RESOLUTION REJECTING ALL BIDS AND AUTHORIZING REBID FOR THE 2019 ROAD IMPROVEMENT PROGRAM BID PACKET NO. 19-02

WHEREAS, bids were received and opened for the 2019 Road Improvement Program, Bid Packet No. 19-02, on April 24, 2019; and

WHEREAS, all bids received exceed the project engineer's estimate and the amount of funding budgeted for the project; and

WHEREAS, the Township Committee has determined that it is necessary and in the best interest of the Township to reject all bids received.

NOW, THEREFORE, BE IT RESOLVED by the Township Committee of the Township of Pennsauken, County of Camden and State of New Jersey that pursuant to N.J.S.A. 40A:11-13.2, the bids received for the 2019 Road Improvement

Program, Bid Packet No. 19-02, are hereby rejected.

BE IT FURTHER RESOLVED that action by the Township Committee is within the time set forth in N.J.S.A. 40A: 11-24(a),

BE IT FURTHER RESOLVED that the Township Administrator is hereby authorized to revise and rebid the project.

Administrator Kneib reported each bid was over what was budgeted and the bid will go back out sometime in September.

No public wished to comment

Name	Motion	Second	Aye	Nay	Abstain	Absent
<i>DiBattista</i>	√		√			
<i>Rafeh</i>			√			
<i>McBride</i>			√			
<i>Taylor</i>		√	√			
<i>Killion</i>			√			

2019:163 RESOLUTION ACCEPTING, REJECTING, AND AWARING BIDS FOR THE PENNSAUKEN COUNTRY CLUB ROOF IMPROVEMENT PROJECT BID PACKET NO. 19-07 (DDS Services)

WHEREAS, bids were received and opened for the Pennsauken Country Club Roof Improvement Project, Bid Packet No. 19-07 on April 25, 2019; and

WHEREAS, the Township consulting engineer, T & M Associates, has reviewed the bids and has determined that DDS Services, LLC, 221 Country House Road, Sewell, New Jersey 08080 is the lowest responsible bidder; and

WHEREAS, T & M Associates has contacted several references provided by the low bidder and the references provided favorable reports that DDS Services has successfully completed roofing projects similar to the Country Club Roof Project; and

WHEREAS, the Township has decided that Add Alternate No. 1 for \$7,500 will not be awarded; and

WHEREAS, since the bid submitted by DDS Services, LLC is the lowest responsible bid that meets the bid specifications, the Township Engineer recommends to the Township Committee that a contract be awarded to DDS Services, LLC for the base bid price of \$151,600.

NOW, THEREFORE, BE IT RESOLVED by the Township Committee of the Township of Pennsauken, County of Camden and State of New Jersey that the Township hereby awards the contract for the Pennsauken Country Club Roof Improvement Project to DDS Services, LLC, 221 Country House Road, Sewell, New Jersey 08080 for the base bid amount of \$151,600.

BE IT FURTHER RESOLVED that the Township Administrator is hereby authorized to execute any and all documents necessary to effectuate the award of this contract.

No public wished to comment

Name	Motion	Second	Aye	Nay	Abstain	Absent
<i>DiBattista</i>	√		√			
<i>Rafeh</i>		√	√			
<i>McBride</i>			√			
<i>Taylor</i>			√			
<i>Killion</i>			√			

RESOLUTION(s) (PUBLIC MAY COMMENT) The Following Resolution(s) will be considered by consent agenda

2019:164 RESOLUTION AUTHORIZING A REFUND OF PAYMENT FOR A SOFTBALL FIELD RENTAL PERMIT

WHEREAS the below listed applicant applied for field use permit in the Township of Pennsauken, in the amount of Three Hundred (\$ 300.00), on receipt # 104149 dated March 13, 2019 from the Township of Pennsauken; and

WHEREAS the League disbanded and the team has requested a refund; and

WHEREAS the Township hereby will refund the Three hundred Dollars (\$ \$ 300.00) to the applicant; and

BE IT RESOLVED by the Township Committee of the Township of Pennsauken, in the County of Camden and State of New Jersey that the Municipal Finance Officer is hereby authorized to refund the Three Hundred dollars to Person(s) listed below,

James Moore
19 Springfield Ave
Merchantville, NJ 08109

No public wished to comment

Name	Motion	Second	Aye	Nay	Abstain	Absent
<i>DiBattista</i>						√
<i>Rafeh</i>	√		√			
<i>McBride</i>			√			
<i>Taylor</i>		√	√			
<i>Killion</i>			√			

2019:165 RESOLUTION APPOINTING A LANDLORD MEMBER TO THE RENT STABILIZATION BOARD OF THE TOWNSHIP OF PENNSAUKEN (Nick Pasamahalis)

BE IT RESOLVED by the Township Committee of the Township of Pennsauken, in the County of Camden and State of New Jersey, that the following individual is hereby appointed as a LANDLORD Member of the Rent Stabilization Board of the Township of Pennsauken for a full two (2) year term, commencing May 2, 2019 and expiring December 31, 2020:

NICK PASAMAHALIS

BE IT FURTHER RESOLVED that a certified copy of this resolution will be forwarded by the Township Clerk to Ron Crane - Chief Financial Officer and Nick Pasamahalis.

No public wished to comment

Name	Motion	Second	Aye	Nay	Abstain	Absent
<i>DiBattista</i>			√			
<i>Rafeh</i>	√		√			
<i>McBride</i>			√			
<i>Taylor</i>		√	√			
<i>Killion</i>			√			

CONFERENCE /ITEMS OF DISCUSSION-

Discussion of Businesses in Redevelopment Areas
Larry Cardwell and Terry Carr presented the following

Academy of Healthcare Excellence – 4817 North Crescent Blvd. **(Next to the Burger King)** This use was approved for another location at 5635 Westfield Ave but the applicant has found that this site will be better for them as a single tenant site.

Mayor and Committee approved

Slabs & Crabs BBQ – 1100 Route 73. **(Across from Taco Bell)** The hopeful proprietor would like to open a takeout restaurant for barbeque and crabs.

Mayor and Committee approved

Martin Luther Chapel Lutheran Church – 4100 Terrace Ave. (**Route 130 & Terrace Ave**) This application is for kid’s summer camp, learning center and after school program

Mayor and Committee approved

Lawn care repair and sales – 9384 North Crescent Blvd. (**Just prior to Fontana’s auto repair**) This business would like to use the location for retail and repair of landscaping equipment and parts.

Mayor and Committee approved

Toledo auto restoration – 2125 Haddonfield Road. (**Across from Haddon Pointe**) this site would be used for auto restoration.

*Mayor and Committee **did not** approve and commented they need to come back with a plan*

Items for Discussion

Mr. Cardwell commented ...

Joshua Motor Car Company - 3429 Haddonfield Road will be going before the Zoning for all three (3) lots on Park Avenue

Township Clerk Padalino informed Mayor & Committee of an opening on the Planning Board for an Alternate Opening.

PAYMENT OF BILLS-

Budgeted (March)	\$	8,376,370.15
Statutory Expenditures (March)	\$	38,637.05
Section 8 (March)	\$	41,947.00

Deputy Mayor Taylor moved a motion to pay the submitted bills
Committeewoman Rafeh seconded the motion
An affirmative 5.0 voice vote was recorded

DEPARTMENT REPORT(s)

Country Club Revenues to Date – Tax Collector

Committeewoman McBride moved a motion to accept the reports as submitted
Deputy Mayor Taylor seconded the motion
An affirmative 5.0 voice vote was recorded

PUBLIC COMMENT

There was no one present that wanted to comment

Deputy Mayor Taylor moved a motion to close the floor to public comment
Committeeman DiBattista seconded the motion
An affirmative 5.0 voice vote was recorded

CLOSED SESSION- RESOLUTION(s)- (Public May Comment) The Following Resolution(s) will be considered individually-

Township Clerk Padalino commented the is no anticipation of taking action when we return to public meeting

2019:166 RESOLUTION AUTHORIZING A CLOSED SESSION OF THE TOWNSHIP COMMITTEE OF THE TOWNSHIP OF PENNSAUKEN TO DISCUSS A MATTER OF CONTRACT NEGOTIATIONS (Pro Shop)

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

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

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

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

WHEREAS, matters under discussion will not be disclosed until the need for confidentiality no longer exists; and

NOW, THEREFORE BE IT RESOLVED by the Township Committee of the Township of Pennsauken, pursuant to the Open Public Meetings Act of the State of New Jersey that:

1. The Township Committee of the Township of Pennsauken shall hold a closed meeting from which the public shall be excluded, on May 2, 2019.
2. The general nature of the subjects to be discussed at said closed meeting shall be matters of contract negotiations - N.J.S.A. 10:4-12b (7) ;
 - a. Any pending or anticipated litigation or contract negotiation other than in subsection b. (4) herein which the public body is, or may become a party

Any matters falling within the attorney- client privilege, to the extent that confidentiality is required in order for the attorney to exercise this ethical duties as a lawyer.

ADOPTED at the Meeting of the Township Committee of the Township of Pennsauken on May 2, 2019.

No public wished to comment

Name	Motion	Second	Aye	Nay	Abstain	Absent
<i>DiBattista</i>			√			
<i>Rafeh</i>		√	√			
<i>McBride</i>			√			
<i>Taylor</i>	√		√			
<i>Killion</i>			√			

Mayor & Committee returned from closed session at 6:46 pm

ADJOURNMENT

Committeewoman Rafeh made a motion to adjourn
Deputy mayor Taylor seconded the motion

An affirmative 5/0 voice vote was recorded/

The meeting adjourned 6:47 pm

Respectfully submitted

A handwritten signature in cursive script that reads "Pamela Scott-Forman".

Pamela Scott-Forman
Deputy Clerk

APPROVED: May 16, 2019