

CINNAMINSON TOWNSHIP COMMITTEE
REGULAR SESSION AGENDA
Monday, July 19, 2021
6:30 p.m. Work Session

CALL TO ORDER:

FLAG SALUTE:

VERIFICATION:

Meeting is being held in accordance with the “Open Public Meetings Act,” P.L. 1975, c.231. Notice of this meeting was published in the Burlington County Times and the Courier Post on January 8, 2021.

ROLL CALL: Mr. Conda, Mr. Horner, Mr. McGill, Deputy Mayor Kravil, Mayor Segrest

PROCLAMATION

Presentation of Proclamation to Cinnaminson High School Valedictorian Matt Blair

COMMITTEE LIAISON REPORTS:

Committee Member Conda: Administration and Health & Senior Services
Committee Member Horner: Finance and Economic Development
Committee Member McGill: Public Safety
Deputy Mayor Kravil: Parks & Recreation and Veterans Affairs
Mayor Segrest: Public Works

ORDINANCE INTRODUCTION

Ordinance 2021 – 10 Amending Part II, General Legislation, Chapter 525 Entitled “Zoning” to Amend, Supplement and Establish a New Section 525-112, Entitled “Any Use Not Expressly Permitted is Prohibited”

ORDINANCE PUBLIC HEARING:

Ordinance 2021 – 7 An Ordinance of the Township of Cinnaminson, County of Burlington, State of New Jersey, Amending Chapter 525 Of The Township Code Entitled "Zoning" To Include Section § 525-81d Conditional Uses, and to Include Section § 525-145: Cannabis Establishments

Ordinance 2021 – 8 An Ordinance of the Township of Cinnaminson, County of Burlington, And State of New Jersey to Amend and Supplement the Code of the Township of Cinnaminson, Part Ii, Chapter 473, Entitled “Taxation”, With New Article Ii, Section 473-5 To Collect a Statutorily Authorized Two Percent (2%) Municipal Transfer Tax On Cannabis Sales by Class I, II and V License Holders and One Percent (1%) Municipal Transfer Tax On Cannabis Sales by Class III License Holders

Ordinance 2021 – 9 Amend Chapter 500, Section 12 of the General Code Entitled “Sale of Impounded Vehicles”

CONSENT AGENDA:

Resolution 2021 – 104	Appoint Logistics Property Company, LLC as Conditional Redeveloper for the Box Park Redevelopment Zoning District
Resolution 2021 – 105	Authorize Renewal of Shared Services Agreement with Moorestown Township for Tax Assessor Support Staff
Resolution 2021 – 106	Approve Release of Performance Guarantee for Climate Mechanics, Block 415, Lot 2
Resolution 2021 – 107	Approve Release of Performance Bond – Riggins/John Feghali, Block 1005, Lot 1
Resolution 2021 – 108	Authorize Refund of Overpaid Taxes, Cancellation of Taxes for Totally Disabled Veteran, Block 2206, Lot 12, Singh
Resolution 2021 – 109	Authorize Opt In to Examination Exemption Civil Service Hiring Procedures
Resolution 2021 – 110	Acceptance of 2020 Audit Report for Review
Raffles	Sacred Heart Church (10/07/2021)

END OF CONSENT AGENDA

PUBLIC COMMENT ON CONSENT AGENDA ONLY:

APPROVAL OF MINUTES: June 21, 2021
 June 21, 2021 Special Meeting

APPROVAL OF BILLS:

STAFF AND PROFESSIONAL COMMENTS:

PUBLIC COMMENT:

COMMITTEE COMMENT:

ADJOURNMENT:

Next Meeting: Monday, August 2, 2021 at 6:30 pm

**TOWNSHIP OF CINNAMINSON
RESOLUTION 2021 – 104**

**APPOINTING LOGISTICS PROPERTY COMPANY, LLC AS CONDITIONAL
REDEVELOPER FOR THE BOX PARK REDEVELOPMENT ZONING DISTRICT**

WHEREAS, the property identified as Block 610, Lot 3.01 located at Taylor's Lane in Cinnaminson Township, County of Burlington and State of New Jersey has been designated as a Redevelopment Area and is governed by a Redevelopment Plan, updated to June 1, 2020 ("Property"); and

WHEREAS, Logistics Property Company, LLC, a New Jersey limited liability company has applied to the Mayor and Township Committee to be appointed as the Conditional Redeveloper for a portion of the Redevelopment Area; and

WHEREAS, Logistics Property Company, LLC has an ownership and/or other beneficial interest in the Redevelopment Area; and

WHEREAS, Logistics Property Company, LLC seeks to develop a portion of the Property with an approximate 1,500,000 square foot warehouse/distribution facility; and

WHEREAS, the Township Committee finds it beneficial and in the best interest of the Township and its residents to appoint Logistics Property Company, LLC as Conditional Redeveloper for a portion of the Redevelopment Area, subject to a Redevelopment Agreement between the parties.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Township Committee of the Township of Cinnaminson, County of Burlington and State of New Jersey that Logistics Property Company, LLC or its successor's and assign's is hereby appointed Conditional Redeveloper for the Box Park Phase of the Redevelopment Area subject to the parties entering into a Redevelopment Agreement.

CINNAMINSON TOWNSHIP COMMITTEE

Certified to be a true copy of a Resolution adopted by the Cinnaminson Township Committee on the 19th day of July, 2021.

Lisa A, Passione, Municipal Clerk

TOWNSHIP OF CINNAMINSON

RESOLUTION 2021 – 105

SHARED SERVICES AGREEMENT

**FOURTH THREE-YEAR EXTENSION OF
SHARED SERVICES AGREEMENT BETWEEN CINNAMINSON TOWNSHIP,
BURLINGTON COUNTY AND MOORESTOWN TOWNSHIP, BURLINGTON
COUNTY FOR THE PROVISION OF TAX ASSESSOR OFFICE SUPPORT SERVICES**

Whereas, there is an existing shared services agreement between the following Parties:

TOWNSHIP OF CINNAMINSON, a municipal corporation of the State of New Jersey, 1621 Riverton Road, Cinnaminson, NJ 08077 (hereinafter referred to as “Cinnaminson”);

and

TOWNSHIP OF MOORESTOWN, a municipal corporation of the State of New Jersey, 111 West Second Street, Moorestown, NJ 08057, (hereinafter referred to as “Moorestown”); and

Whereas, the shared services agreement, effective August 1, 2010 through July 31, 2012, provides for certain tax assessor office support services and clerical services related thereto; and

Whereas, a copy of the Shared Services Agreement between the Parties is attached hereto as Exhibit “A” and incorporated herein by reference; and

Whereas, said agreement has been extended for three years on three previous occasions by both parties with terms expiring on July 31, 2015, July 31, 2018 and July 31, 2021; and

Whereas, in accord with the *Uniform Shared Services and Consolidation Act, N.J.S.A. 40A:65-1 et seq.*, the Parties wish to extend this Shared Service Agreement which is attached hereto as Exhibit “A” and incorporated herein by reference for an additional three years, i.e., July 31, 2024; and

Whereas, the Parties have authorized and approved this Agreement by Resolutions duly adopted pursuant to *N.J.S.A. 40A:65-5* of the *Uniform Shared Services Consolidation Act*.

Now, therefore, in consideration of the mutual agreements and covenants contained herein, the parties hereto agree as follows:

1. **Incorporation.** The “Shared Services Agreement Between Cinnaminson Township, Burlington County and Moorestown Township, Burlington County for the Provision of Tax Assessor Office Support Services,” effective August 1, 2010, is attached hereto as Exhibit “A” and incorporated herein by reference.

2. **Term.** This Extension shall be effective August 1, 2021 and shall expire in three years, on July 31, 2024, with each party required to review the agreement on or before April 30, 2024, for purposes of determining whether they wish to renew same. The Parties recognize that pursuant to N.J.S.A. 40A:65-7(a)(4), the duration of Shared Services Agreement shall be five years unless otherwise agreed upon by the Parties. The Parties hereto specifically agree that the term shall be for three years, subject to the right of the Parties to renew same on an annual basis.

3. **Remaining Provisions Unchanged.** The remaining Provisions of the Shared Services Agreement attached hereto and incorporated herein shall remain in full force and effect, except as modified by this Extension.

IN WITNESS WHEREOF, the parties to this Agreement shall have caused it to be signed by their proper officers and their corporate seals to be affixed as of the day and year set forth above.

ATTEST: (Affix Seal)

TOWNSHIP OF CINNAMINSON

Lisa Passione, RMC
Township Clerk

ALBERT SEGREST, MAYOR

DATED: _____

ATTEST: (Affix Seal)

TOWNSHIP OF MOORESTOWN

Patricia L. Hunt, RMC
Township Clerk

NICOLE GILLESPIE, MAYOR

DATED: _____

TOWNSHIP OF CINNAMINSON

RESOLUTION NO. 2021 – 106

**RESOLUTION APPROVING RELEASE OF THE PERFORMANCE
GUARANTEE FOR CLIMATE MECHANICS, 1322 BANNARD STREET,
BLOCK 415, LOT 2**

WHEREAS, the Township of Cinnaminson’s engineer has recommended that the performance guarantee for the Climate Mechanics project, located at 1322 Bannard Street (hereinafter the “Project”) be released, as set forth in the copy of the Engineer’s letter dated June 14, 2021, annexed hereto as Exhibit “A”; and

WHEREAS, the engineer’s recommendations are that the bonded improvements are in satisfactory condition and that a maintenance bond be posted as stated below;

NOW, THEREFORE, BE IT RESOLVED, by the Township Committee of the Township of Cinnaminson, County of Burlington, New Jersey, that:

1. The release of the performance guarantees for the Climate Mechanics project located at 1322 Bannard Street, in the amount of \$11,300.00 is hereby approved subject to payment of all charges for Township professional services.
2. Posting of a two-year landscape buffer maintenance guarantee in the amount of \$945.00.
3. The aforementioned release is subject to the review and approval of all requisite documents by the Township solicitor.

Certified to be a true copy of a Resolution adopted by the Cinnaminson Township Committee on the 19th day of July, 2021.

*Lisa A. Passione, RMC
Municipal Clerk*

TOWNSHIP OF CINNAMINSON

RESOLUTION NO. 2021 – 107

**RESOLUTION APPROVING RELEASE OF THE PERFORMANCE
GUARANTEE FOR JOHN FEGHALI, 1015 ROUTE 130 SOUTH,
BLOCK 1005, LOT 1**

WHEREAS, the Township of Cinnaminson’s Zoning Officer has recommended that the performance guarantee for John Feghali/Riggins, located at 1015 Route 130 South (hereinafter the “Project”) be released, as set forth in the copy of letter dated June 21, 2021, annexed hereto as Exhibit “A”; and

WHEREAS, the engineer’s recommendations are that the bonded improvements are in satisfactory condition and that a maintenance bond be posted as stated below;

NOW, THEREFORE, BE IT RESOLVED, by the Township Committee of the Township of Cinnaminson, County of Burlington, New Jersey, that:

1. The release of the performance guarantees for John Feghali’s project located at 1015 Route 130 South, in the amount of \$1,716.00 is hereby approved subject to payment of all charges for Township professional services.
2. Posting of a two-year maintenance guarantee in the amount of \$214.50.
3. The aforementioned release is subject to the review and approval of all requisite documents by the Township solicitor.

Certified to be a true copy of a Resolution adopted by the Cinnaminson Township Committee on the 19th day of July, 2021.

*Lisa A. Passione, RMC
Municipal Clerk*

TOWNSHIP OF CINNAMINSON

RESOLUTION 2021 – 108

**RESOLUTION AUTHORIZING THE REFUND OF OVERPAYMENT OF
TAXES TO TOTALLY DISABLED VETERAN, 2170 MEETING HOUSE ROAD,
BLOCK 2206, LOT 12**

WHEREAS, property owner of Block 2206, Lot 12, 2170 Meeting House Road, Kevin Singh and Ashley Helm, applied for and received 100% exemption for Totally Disabled Veteran in April 11, 2021; and

WHEREAS, Township Committee finds substantial cause to extend the period of exemption allowing for cancellation of taxes for 2018, 2019 and 2020,

WHEREAS, applicant has been billed and or paid taxes for the exempt period and,

WHEREAS, cancellation of said taxes created a credit balance in the amount of \$23,755.61 to tax account for said property; and

WHEREAS, the Tax Collector wishes to clear the overpayment by refunding same to Shellpoint Mortgage Services c/o Core Logic; and

NOW, THEREFORE, BE IT RESOLVED, by the Township Committee of the Township of Cinnaminson, County of Burlington, and State of New Jersey, that taxes be hereby refunded in the amount of Twenty-Three Thousand Seven Hundred Fifty-five dollars and Sixty-one cents (\$23,755.61)

Certified to be a true copy of a Resolution adopted by the Cinnaminson Township Committee on the 19th day of July, 2021.

*Lisa A. Passione, RMC
Municipal Clerk*

TOWNSHIP OF CINNAMINSON

RESOLUTION NO. 2021 – 109

**RESOLUTION TO OPT IN TO EXAMINATION
EXEMPTION CIVIL SERVICE HIRING PROCEDURES**

WHEREAS, the Township of Cinnaminson, Burlington County, State of Jersey (hereinafter referred to as the "Township") is a jurisdiction governed by Title 11A and the Civil Service regulations and rules established under Title 4A of the Administrative Code; and

WHEREAS, P.L.2021, C.7 permits municipalities to hire police officers who may not have taken an open competitive examination for the title of Police Officer, but are otherwise duly qualified, have completed training, and hold a valid NJ Police Training Commission Certificate as Police Officer (Basic Course for Police Officer); and

WHEREAS, recently adopted State legislation, Bill S-3220, approved as P.L.2021, C.7, would permit a municipality to exempt any person for an entry-level law enforcement person from taking the Civil Service law enforcement exam, as long as they have completed the full Basic Course for Police Officers training course at a school approved and authorized by the New Jersey Police Training commission; and

WHEREAS, the legislation would also require that a municipal or county police department may hire a person under this exemption only upon adoption of a conflict of interest and nepotism policy; and

WHEREAS, The Township has duly established written policies governing nepotism and conflicts of interest; and

WHEREAS, in order to effectuate this policy, a municipality must affirmatively “opt in” by adopting a Resolution authorizing such a hiring policy; and

WHEREAS, the Township has determined to effectuate this policy and “opt in” to this program in the interests of efficiency, expediency, and the promotion of public safety within the Township; and

WHEREAS, this “opt in” provision shall remain valid until changed by a rescinding resolution of the Governing Body.

NOW, THEREFORE, BE IT RESOLVED, by the Township Committee of the Township of Cinnaminson, County of Burlington, New Jersey, for the reasons set forth above that

the Township hereby authorizes such hiring policies related to the examination exemption as set forth in Bill S-3220, P.L.2021, c.7.

BE IT FURTHER RESOLVED that copy of this Resolution shall be transmitted to the New Jersey Civil Service Commission.

Certified to be a true copy of a Resolution adopted by the Cinnaminson Township Committee on the ____ day of _____, 2021.

*Lisa A. Passione, RMC
Municipal Clerk*

DRAFT

TOWNSHIP OF CINNAMINSON

RESOLUTION 2021 – 110

RESOLUTION ACCEPTING THE 2020 AUDIT REPORT FOR REVIEW

WHEREAS, the Township Committee of the Township of Cinnaminson entered into a contract for auditing services with Bowman and Company, for the purpose of conducting an external audit of the Township's financial records for fiscal year 2020,

NOW THEREFORE BE IT RESOLVED, that the 2020 external audit report prepared by Bowman and Company and presented to the Township Committee of the Township of Cinnaminson is hereby accepted for review.

Certified to be a true copy of a Resolution adopted by the Cinnaminson Township Committee on the 19th day of July, 2021.

*Lisa A. Passione, RMC
Municipal Clerk*