

TOWNSHIP OF MOORESTOWN
TOWNSHIP COUNCIL
OFFICIAL ACTION MEETING

August 8, 2022

(This meeting was held in-person and virtually/telephonically due to COVID-19)

The Regular Meeting of the Moorestown Township Council was called to order by Mayor Gillespie at 7:00 p.m. at Town Hall, Council Chamber, 111 West Second Street, Moorestown. Attendance was as follows:

Nicole Gillespie, Councilmember
Sue Mammarella, Councilmember
Quinton Law, Councilmember
Jake Van Dyken, Councilmember
David Zipin, Councilmember (absent)

Kevin E. Aberant, Township Manager
Patricia L. Hunt, Township Clerk
Douglas Heinold, Township Solicitor

CALL TO ORDER: At 7:00 p.m., Mayor Gillespie read the Open Public Meetings Act statement in full, as printed on the agenda.

MAYOR'S STATEMENT

"Notice of this meeting has been provided in accordance with the Open Public Meetings Act" by:

1. Posting a copy of the agenda on the bulletin board at the Municipal Complex.
2. Filing a copy of the agenda in the office of the Township Clerk at the Municipal Complex.
3. Emailing a copy of the agenda to the Burlington County Times and Courier Post.
4. Forwarding written notice to each person who has requested copies of the regular meeting schedule.

All of the above posting, filing and mailing have taken place on August 5, 2022.

MOMENT OF SILENCE AND FLAG SALUTE: The Official Action meeting began with a moment of silence and flag salute.

ROLL CALL: Mayor Gillespie took roll call; Mr. Zipin was absent.

PROCLAMATIONS & PRESENTATIONS:

Proclamation-National Black Business Month: Mayor Gillespie presented the following. Following, Mr. Hamilton said he was honored to be honored. He encouraged support of all small business.

PROCLAMATION

Whereas, National Black Business Month was founded in 2004 by Frederick E. Jordan Sr. and John William Templeton to recognize the contributions of Black-owned businesses throughout the country, and to encourage their continued development; and

Whereas, the United States Minority Business Development Agency estimates that there are 2.6 million black-owned businesses in the United States, generating approximately \$150 billion in annual receipts; and

Whereas, Moorestown is home to a growing number of innovative Black-owned businesses that provide jobs, products and services to residents in our region;

Whereas, promoting and supporting Black-owned businesses helps to close the racial wealth gap in our community and throughout the country, and encourages the flourishing of local communities and culture; and

Whereas, Brian Hamilton created Next Level Men's Wear and Purple Magnolia Boutique as places for our entire community to shop at the Moorestown Mall; and

Whereas, Mr. Hamilton and his businesses have contributed to the economic revitalization of the Mall and he exemplifies the importance and potential of supporting Black-owned business in our community; and

Whereas, Moorestonians are encouraged to frequent Black-owned businesses during the month of August and throughout the year, and to reflect on the numerous contributions of Black entrepreneurs in our community.

NOW, THEREFORE BE IT PROCLAIMED that the Township Council recognizes Brian Hamilton as a powerful advocate for Black-owned businesses and proclaims August as National Black Business Month in Moorestown.

Given, under my hand and the Seal of the Township of Moorestown this 8th day of August 2022. Nicole Gillespie, Mayor

Proclamation- Championship Track & Field Team: Councilmember Law presented the following proclamation. He commended the Athletic Department and some of the best leaders that Moorestown has ever had.

PROCLAMATION

Whereas, the Moorestown High School Track & Field Program seeks to pursue excellence and make a positive impact through hard work, encourages attitudes of integrity and fairness, respect for others, teamwork, and dedication to academic, athletic, and developmental goals; and

Whereas, since 2003, only thirty-five other Moorestown Quakers have qualified for the New Jersey Meet of Champions; and

Whereas, Moorestown Track & Field has only had three New Jersey Group champions in the past two decades; and

Whereas, the Quaker Track & Field program has produced and showcased some of Moorestown's greatest athletes; and

Whereas, James Burrus, Rece Englehart, and Ryan Casinelli have joined that class of great Moorestown track stars after their performances during the last season; and

Whereas, James Burrus is the first Moorestown student to win a New Jersey state championship in the 100 meter dash. James is the 3rd fastest 100 meter sprinter in Burlington County history and 14th in South Jersey history. He also holds the school record for the 100 meter at 10.58 seconds; and

Whereas, Rece Englehart placed first in Triple Jump and Long Jump at the Burlington County Scholastic League Championship, and also placed first in Triple Jump at the Burlington County Championships, and New Balance Nationals. Rece is a nationally ranked jumper in the class of 2024, and holds the school record for Triple Jump at 45' 3 ¼; and

Whereas, Ryan Casinelli placed first in Long Jump and Triple Jump at the Don Danser Relays, and first in Long Jump at the Moorestown Invitational. Ryan finished in the top 10 for Long Jump at both the Southern NJ Group 3 Championships and the NJ State Group 3 Championships, and he finished in the top 20 Long Jumpers in the state at the NJ Meet of Champions.

NOW, THEREFORE BE IT PROCLAIMED that the Township Council celebrates these outstanding achievements of the members of the Moorestown Track & Field team and hereby encourage the citizens of the Township of Moorestown to recognize their outstanding achievements.

Given, under my hand and the Seal of the Township of Moorestown this 8th day of August 2022. Nicole Gillespie, Mayor

DISCUSSION

Reports from Members of Council:

Mr. Law advised of the upcoming committee meetings. He advised that he drove around to see the paving of East Main Street.

Mr. Van Dyken advised that the Recreation Advisory Committee meets in September. He hoped all are having a great summer.

Ms. Mammarella advised that there will be no Appearance Committee meeting as there are no applications. She encouraged all to visit the Moorestown Mall Symposium.

Mayor Gillespie had no committee updates. She advised that the Second Street Market Food Truck Event will be held on Thursday. August 17, 2022 is the Moorestown Business Association's End of Summer Block Party. At 8 p.m. that evening, there is a listening session to be held online with herself and Mr. Law and they would like to hear from the residents on what they would like to see at Lenola and Camden Avenues (town center improvements). She attended the Black Business Expo over the weekend. Curate Noir is expanding the expo and it will be held at the Cherry Hill Mall next week. She encouraged all to attend these events.

Upcoming Meeting(s): Mayor Gillespie read the upcoming meetings aloud.
August 22, 2022 – 7:00 p.m. (Official Action)
September 12, 2022 – 7:00 p.m. (Official Action)

Agenda Updates: None.

Adopting Consent Agenda Resolution No. CA 08 08 2022: Mayor Gillespie asked for a motion to adopt the Consent Agenda.

MOTIONED BY: Ms. Mammarella
SECONDED BY: Mr. Law
ABSENT: Mr. Zipin
ROLL CALL VOTE: All in favor

RESOLUTION APPROVING CONSENT AGENDA CA 08 08 2022

WHEREAS, Consent Agendas include routine items of business which are not controversial; do not require individual discussion; and are voted upon as one item by the Governing Body; and

WHEREAS, any item may be removed from the Consent Agenda by the request of any Council Member; and

WHEREAS, if so removed, said item(s) will be treated as a separate matter(s); and

WHEREAS, the Township Council has reviewed the Consent Agenda and determined that the matters listed are matters, which require official action; but do not require further deliberation or discussion.

NOW, THEREFORE, BE IT RESOLVED by the Township Council of the Township of Moorestown, County of Burlington, State of New Jersey, that it hereby:

- ___x___ a. Approves the Consent Agenda as written on the agenda.
_____ b. Approves the Consent Agenda as written with the exception of the following:
_____ c. Requests that all matters on the Consent Agenda be handled separately.

Better Together Moorestown: Ms. Mammarella advised that the task force has been working together since 2021. Hundreds of hours have been dedicated to creating a community survey. Now, the task force is recommending that Council appoint, by ordinance, a permanent committee which will focus on creating equity and inclusion for all in town; a draft ordinance has been created. This committee will make recommendation to Council on areas where there are blind spots and how all can make Moorestown a better town by allowing all to have a voice. Ms. Mammarella and Mr. Law hoped Council would move forward with the recommendation.

Mr. Van Dyken suggested embellishing the language concerning the purpose and mission. He felt there should be a clearer understanding. Discussion was held on the language. Mr. Law advised that the committee reviewed other local towns and their committees, noting the intent is to encourage diversity on the committee. Discussion on the makeup of the membership was had. Much discussion was held. Mayor Gillespie wanted to hear from the members of the task force and the public.

Anne Marie Inglis, 221 Fairview Avenue, member of the task force, said she wanted to make sure the committee is in contact with community groups, to build groups that are inclusive; raise awareness. She said communities make better decisions when they take everything into consideration. This committee will bring the members and community thoughts to the Council for better decision making.

Thomas Holmes, Pastor, Second Baptist Church, said that, as his tenure comes to an end, one of his greatest accomplishments has been participation in this group. The more we know about each other, the better decisions can be made, he said. He said awareness and understanding is what the people need; to be in relationship with one another and have focus groups. He suggested letting the committee develop and grow. He hoped the work would continue and he was certain it will produce a seed.

Candace North, 315 East Linden Street, advised that she has lived in this town for many years; she grew up here. She provided a background on herself and family. She noted how the town, that was once a nice, middle class town, has changed a lot over the years. She said she joined the committee to represent the disabled and low income. She advised on how she has difficulty being in a wheelchair and maneuvering around town and that people online are just mean about low income families. She said everyone needs a voice in town.

Colette Lamidi, 68 Redleaf Road, spoke in favor of the minority. She felt that Council should be the voice for all, but there will always be blind spots and biases. She said there needs to be people at the table who value an awareness of those in the margins. She asked questions. She supported the task force.

Kathy Sutherland, 417 North Church Street, felt the committee is more of a human relations committee rather than something to do with low and moderate income. She provided her input and in closing found the committee to be a great thing, if it is done right.

Richard Hinchman, 59 East Main Street, advised that he represents the LGBTQ+ community. He expressed his love for the town, but advised of the hatred he has experienced. He advised that the LGBTQ+ and aging community are his interests (concerns). He said he wants people to feel safe, included and celebrated. He felt the concept of the committee in moving forward will become a committee that encourages different elements of the town to do programming activities which achieve those three goals. He encouraged Council to move forward with the committee and said he wants to be on the committee. He looked forward to a better Moorestown.

Barbara Schwartz, 700 Brandywine Drive, urged Council to move forward noting they are ready to get started; so many people want this.

Austin Haines, 427 Glen Avenue, said the task force's work was amazing. He encouraged Council to move forward; he did not feel there would be negative consequences.

Mr. Van Dyken advised that he has supported the committee since its inception; his comments were geared toward tightening up the language to better protect the committee members. He apologized to anyone who may have been offended and reiterated that he has always supported the committee.

Mayor Gillespie agreed and suggested that a draft ordinance be prepared. She advised that the ordinance will entail a public hearing. She thanked all for their input.

Draft ordinance for sign regulations: Mr. Heinold reviewed the draft ordinance. Mayor Gillespie advised that a resident brought her a political sign from their yard to which someone stapled the sign ordinance to. The resident suggested that the Township's ordinance is outdated. In order to alleviate challenge and be content neutral, under the proposed revised ordinance, political signs will fall under the provisions of temporary signs. A brief discussion on Main Street storefront signs was had (larger storefronts may have a little more signage).

Mayor Gillespie opened the floor for public comment.

Doug Maute, 141 Pleasant Valley Avenue, suggested the size of temporary signs be smaller than proposed. He urged Council not to amend the ordinance for signage on Main Street as same will create more signage. Mayor Gillespie advised that it will not allow for larger signage, just more signage on larger store fronts. She felt that the town has a reputation for not being business friendly and that this accommodation can be made without changing the character of Main Street.

MANAGER'S REPORT: Mr. Aberant reported:

- PSE&G met with the Director of Public Works, who was informed that PSE&G will be replacing gas mains in the fall, which will impact approximately ninety residents. Notice will be given to the residents.

- Burlington County will be holding a public information center regarding the reconfiguration of New Albany and Tom Brown Roads (four-way stop intersection). Information can be found on the website.
- Percheron Park: The statue will now be delivered on September 12, 2022; the event will be held on September 17; and the committee will not be building a box.
- Earle Construction has begun the overlay project (milling on Main Street).

ORDINANCES ON SECOND READING: The Township Manager read Ordinance 15-2022 by title. Mr. Aberant advised that Erin Simone and James Maley were present to answer any questions. This ordinance was reviewed by the Planning Board at its last meeting.

15-2022 ADOPTING A REDEVELOPMENT PLAN FOR BLOCK 1400, LOTS 13, 14, AND 15, BLOCK 900, LOTS 3, 7, 8, AND 9 IN THE TOWNSHIP OF MOORESTOWN, COUNTY OF BURLINGTON, STATE OF NEW JERSEY

Mayor Gillespie opened the public hearing; there were no comments.

Mayor Gillespie asked for a motion to close the public hearing.

MOTIONED BY: Mr. Law
SECONDED BY: Mr. Van Dyken
ABSENT: Mr. Zipin
VOTE: All in favor

Mayor Gillespie asked for discussion by Council. Mayor Gillespie said she was glad to see this moving forward. She complimented Maley Givens.

Mayor Gillespie asked for a motion to adopt the ordinance on second reading.

MOTIONED BY: Ms. Mammarella
SECONDED BY: Mr. Van Dyken
ABSENT: Mr. Zipin
ROLL CALL VOTE: All in favor

It was noted that the Township will seek Requests for Proposals and Council will decide who it thinks best to develop the property. Mayor Gillespie advised that some residents have raised concern with the idea of a warehouse being developed; she did not think same would be appropriate for the location. She looked forward to seeing what will be received.

The Township Manager read Ordinance 16-2022 by title.

**16-2022 AMENDING CHAPTER 180 OF THE CODE OF THE TOWNSHIP OF
MOORESTOWN ENTITLED “ZONING” IN ACCORDANCE WITH
RECOMMENDATIONS MADE BY THE ZONING BOARD OF ADJUSTMENT
IN ITS ANNUAL REPORT**

Mr. Aberant advised that the ordinance has been reviewed by the Planning Board and found to be consistent with the Master Plan. He advised of minor recommendations made by the Planning Board. Mr. Heinold advised that said minor revisions were not substantive and would not require public notice. The suggested revisions were as follows:

Paragraph 180-22, first sentence, change the words after the first word “Existing” from twin dwellings (also known as dwelling, attached) to “single family semidetached dwellings and two family detached dwellings.”

Paragraph 180-25, first sentence, change the words after the first word “Existing” from “twin dwellings (also known as dwellings attached)” to “single family semidetached dwellings and two family detached dwellings.”

Paragraph 180-84, first sentence, change the words “main building” to “main or principle building.”

Paragraph 180-84, third sentence, add the word “setback” after the words “rear or side yard.”

Mr. Heinold advised that the proposed amendments are considered non-substantial.

Mayor Gillespie opened the public hearing; there were no comments.

Mayor Gillespie asked for a motion to close the public hearing.

MOTIONED BY: Mr. Law
SECONDED BY: Mr. Van Dyken
ABSENT: Mr. Zipin
VOTE: All in favor

Mayor Gillespie asked for discussion by Council. There was none.

Mayor Gillespie asked for a motion to adopt the ordinance, with the suggested revisions, on second reading.

MOTIONED BY: Mr. Van Dyken
SECONDED BY: Ms. Mammarella
ABSENT: Mr. Zipin
ROLL CALL VOTE: All in favor

The Township Manager read Ordinance 17-2022 by title.

**17-2022 AMENDING CHAPTER 56 OF THE CODE OF THE TOWNSHIP OF
MOORESTOWN ENTITLED CONSTRUCTION CODES, UNIFORM**

Mayor Gillespie opened the public hearing; there were no comments.

Mayor Gillespie asked for a motion to close the public hearing.

MOTIONED BY: Mr. Law
SECONDED BY: Ms. Mammarella
ABSENT: Mr. Zipin
VOTE: All in favor

Mayor Gillespie asked for discussion by Council. There was none.

Mayor Gillespie asked for a motion to adopt the ordinance on second reading.

MOTIONED BY: Ms. Mammarella
SECONDED BY: Mr. Van Dyken
ABSENT: Mr. Zipin
ROLL CALL VOTE: All in favor

ORDINANCES ON FIRST READING: None.

CONSENT AGENDA RESOLUTIONS: The Township Manager read the consent agenda resolutions by title. Mr. Aberant advised that tax bills will be put in the mail later in the week; although payment has been extended to September 9, 2022, taxpayers can pay now. The Township had to wait for the County to strike its tax rate. Mr. Aberant advised that Resolution No. 187-2022 is a result/follow up to the Township's energy audit by PSE&G. Execution of the contract(s) will provide a substantial energy and financial savings to the town.

**186-2022 AUTHORIZING THE EXTENSION OF THE TAX PAYMENT GRACE
PERIOD FOR THE 3RD QUARTER FROM AUGUST 10, 2022 TO SEPTEMBER
9, 2022**

**187-2022 AUTHORIZING CONTRACTS WITH PSE&G, UNDER ITS "ENERGY
SAVER PROGRAM," TO INSTALL ENERGY EFFICIENCY MEASURES AT
TOWNSHIP OWNED FACILITIES (111 W. SECOND STREET AND 1245 N.
CHURCH STREET)**

Mayor Gillespie opened the floor to the public. There were no comments.

Mayor Gillespie asked for discussion by Council. Mr. Law thanked Mr. Aberant and Mr. Lloyd for the audit, noting that there is an environmental and financial benefit to the Township.

Mayor Gillespie agreed. Mr. Aberant advised of the improvements to be made, noting that the savings will far outweigh the overall costs. Mr. Van Dyken felt it was great that the audit actually resulted in a savings to the Township.

Mayor Gillespie asked for a motion to adopt the resolutions.

MOTIONED BY: Mr. Law
SECONDED BY: Ms. Mammarella
ABSENT: Mr. Zipin
ROLL CALL VOTE: All in favor

MINUTES: None

APPROVAL OF EXPENDITURES: Mayor Gillespie asked for comment or a motion to approve the bill list.

MOTIONED BY: Ms. Mammarella
SECONDED BY: Mr. Van Dyken
ABSENT: Mr. Zipin
ROLL CALL VOTE: All in favor

COMMENTS FROM THE PUBLIC (Items listed on and/or off the Agenda):

The following persons spoke concerning Affordable Housing/Community Options/144 Forest Road and 137 Ramblewood Road. Points raised were: unnecessarily concentrating three group homes in one neighborhood; lack of communication with the residents that live there; lack of collaboration between Council and Community Options on a suitable plan; seeing a plan; and equally distributing the homes throughout town; looking at other homes that are for sale in town. Much discussion was had. Mayor Gillespie thanked all for their input and concern. She assured the public that, while this is legally sensitive territory, Council will continue to work with Community Options and do what it can (under advisement of legal counsel). A community meeting with the residents, Community Options and a member of Council will be scheduled.

Erin Nowak, 201 Haines Drive, President of the residents' action coalition
Brian Michelet, 129 Ramblewood Road
Chris Leggett, 614 Stratford Court
Joe Finazzo, 312 Toty Lane
Patrick Duff, Civil Activist, 615 Garden Street, Haddon Heights
Gregory Lane, 222 Winding Way
Dennis Hennessy, 143 Ramblewood Road
Hope Blanch, 235 Springhouse Lane
Ann Matlack, 107 Forest Road
Michael Jubanyik, 137 Avon Terrace

Amanda Skoumbourdis, 4 Deer Rest Road, expressed her appreciation concerning the letter she received regarding parking around the high school. She thanked Council and offered any help she may give. She was thankful for Council's support

There being no further comment, the floor was closed.

CLOSING COMMENTS BY COUNCIL:

Mr. Law thanked the members of the public for their attendance and input noting same is democracy in action and that a big part of governing is communication with the residents. He hoped that the Township could keep the residents in the loop concerning its discussions with Community Options. He thanked all for attending.

Mr. Van Dyken echoed Mr. Law's comments. He was thankful that the residents have expressed their concerns and hoped that Council could help to remedy same. He appreciated the discussion from the Better Together Task Force and hoped it could move forward.

Ms. Mammarella thanked the Better Together Task Force for its attendance; she complimented them on their presentation. She expressed her appreciation for the comments from the public concerning Collins Park; she felt the discussion was very informative and looked forward to addressing the issues.

Mayor Gillespie thanked all for their input noting the discussion was great, respectful and kind. She said they will work their way through this and she thanked all for their commitment.

CLOSED SESSION (IF NECESSARY) (RESOLUTION NO. CS 08 08 2022): None.

ADJOURNMENT: At 9:50 p.m., there being no further business, a motion was made to adjourn.

MOTIONED BY: Ms. Mammarella
SECONDED BY: Mr. Law
ABSENT: Mr. Zipin
VOTE: All in favor

PATRICIA L. HUNT, RMC
Township Clerk