

Meeting called to order at 7:30 PM as advertised and held in accordance with the Open Public Meetings Act. Members present: Sheppard, Miletta, Bowman.

Land Sale Offers: For Block 40 Lot 14 of from Amber Hines and Nash Ridgeway. Committee previously set minimum bid at \$2,000.00. Owner agreed to \$2,000.00. Ernie Mannebach agreed to \$15,000 for the purchase of Block 72, Lots 5, 6, 7, and 8. Timothy Kane offered a total of \$6,000 for Block 35, Lots 12, 13, and 14. Committee rejected offer due to the lots not being contiguous to Mr. Kane's property and the lots not being buildable. Clerk will advise. Joseph Sutton offered \$2,000.00 for Block 173, Lots 3, 4, and 5, totaling .68 acres. Committee rejected offer.

Discussion/Review of Planning Board Resolution on Redevelopment Plan. Planner Tiffany Morrissey tele-conferenced into the meeting. Committee does not want to exempt Seabranck, 350 acres, from the plan. T. Morrissey explained that wording in the Redevelopment Plan is intended for small property absentee owners, not to infringe on occupied residences or businesses. If adopted the plan can be changed by resolution in the future. Steps on how to proceed after adopting were discussed.

Fire Chief Brian Scarlato was present and spoke on the acquisition of a new fire truck. Specs and agreement given to the Clerk.

Draft Ordinances for Road Opening Permit and Road Name Change reviewed. T. Seeley to make changes to Road Opening Permit Ordinance to include Engineer Fee Schedule and to Road Name Change to include 100 plus years of service from the Scarlato family to the Fire Department and EMS Association.

Land Sale Offers: Octavius Brown is interested in purchasing Block 100, Lots 6 and 7. Committee rejected due to their being no open road currently. Dawn Cossaboon is interested in Block 37, Lot 18 for \$500.00. In being consistent with previous offers, Committee agreed to \$2,000.00 if combining lot with existing home lot.

Fralinger's 2022 NJDOT Road Project proposal discussed.

Motion to pay bills. Bowman, seconded by Miletta. Unanimous vote.

Mr. Belland had called inquiring about electric and street lights being placed on Thompson Rd. so he can have electric to his property. He will have to contact the electric company to see what their process is.

Motion to adjourn meeting. Bowman, seconded by Miletta. Unanimous vote.

Meeting adjourned 9:20 pm.

Mary Harrar, Administrative Assistant

Monday November 8, 2021
Regular Monthly Meeting

Meeting called to order as advertised and held in accordance with the Open Public Meetings Act. Members present: Sheppard, Miletta, Bowman

Following the Pledge of Allegiance, minutes of the October 7th meeting approved, motioned Bowman, seconded Miletta, unanimous vote. Reports for the month of October accepted, motioned Miletta, seconded Bowman, unanimous vote.

Resolution 2021-55, Approving the Findings of the Township Planning/Zoning Board's Designation and "Condemnation of the Redevelopment Area" Discussion held. Miletta and Bowman in agreement that Seabranck Properties LLC should not be involved in the condemnation. Sheppard would like to have an agreement having Seabranck be the Re-developer so there is an incentive for them to do something with the property. With excluding Seabranck they will have no incentive to do something

with the property. Wade Sjogren stated they do not think it is fair to be included in the "Condemnation". He also stated they previously entered into an agreement with Dakota for Solar. They would like to have an acceptable arrangement where they are still able to have self-determination as a business and individuals. They want to have the ability to decide if they want the transaction just like anyone else in their own home or business wants to have. They are free to make their own decisions. What they don't want is a situation where there is a heavy hand taking their property away from them taking away from their ability to have self-determination as a business or as people and imposing a number on them and ending up potentially in a law suit. They want to work in good faith and cooperably with the Township on a plan like this but does not want the threat of condemnation over their head. They can be a far better partner without condemnation/imminent threat than with it.

Solicitor Seeley stated that Seabranck's attorney said that if the Township decides to go through with the condemnation they will litigate. Wade Sjogren stated he would much rather come up with a workable plan than to be delayed and spend money in court. Wade stated originally their property was zoned Industrial then zoned R3. With R3 they can improve the roadway and have 3 acre lots. Then they thought about it and what it would do to the tax base and school system. They are residents of Cumberland County and are here for the long haul. They would rather take a positive approach and seize opportunities.

Sheppard would like to make a deal with Seabranck that whatever condemnation powers there are they would own and to proceed as redeveloper. There is no incentive economically to do anything with the property. Wade Sjogren stated that it also isn't creating a problem economically for the Township. Sheppard would like it included in the condemnation so it is an incentive. Wade Sjogren stated he understands the reason for condemnation and stated how you do things is just as important as what you do. He would like them to be removed and go forward in a positive direction. Sheppard stated that as the resolution is written Seabranck is not included in condemnation since the property is under active use with their Forestry Management Plan.

Miletta stated he does not want to have a thumb on someone. Wade Sjogren stated leaving the resolution how it is leaves it ambiguous and is not good for anyone. Miletta wants to have Seabranck out of the condemnation but have them be part of redevelopment. Sheppard stated the area needs to be targeted for solar at 750 acres. The time is right for solar in New Jersey. The government wants renewable energy. The Seabranck property is ideal sight for solar because of the Railroad right of way through the center.

Walt Sjogren stated they are a for profit entity and will make very solid and profitable decisions. They know how to run a business and make business decisions. The City of Millville didn't get involved with Hanson Aggregates for their solar with Dakota Power. Mining is a non-renewable resource and you need an inventory of land.

Resolution approved with the provision of adding Seabranck Properties LLC along with David Gates to be excluded from the "Condemnation," motioned Miletta, seconded Bowman. Yay – Bowman, Miletta Nay – Sheppard

Resolution 2021-56, Authorize land sale, public auction to be held at the regular meeting of December 13, 2021, resolution approved, motioned Miletta, seconded Bowman, unanimous vote.

Resolution 2021-57, Authorize refund of duplicate 4th quarter tax installments to Corelogic, resolution approved, motioned Bowman, seconded Miletta, unanimous vote.

Resolution 2021-58, Authorize necessary 2021 budget transfers, resolution approved, motioned Miletta, seconded Bowman, unanimous vote.

Public hearing as advertised, Ordinance No. 2021-429 Bond Ordinance Providing for the Acquisition of a fire truck in and by the Township of Lawrence, in the County of Cumberland, NJ, Appropriating \$807,500 Bonds or Notes of the Township to finance part of the cost thereof. Motion to Open, Bowman, seconded Miletta. Hearing no public input, motion to Close, Miletta, seconded Bowman. Motion to Adopt, Miletta, seconded Bowman, unanimous vote.

Regular Monthly Meeting Continued

Introduction/First Reading, Ordinance No. 2021-430, changing a road name, New Road to Scarlato Rd. Public hearing and further consideration for final adoption will take place at the December 13, 2021 meeting. Bowman, seconded Miletta, unanimous vote.

Payment of additional approved vouchers authorized motioned Bowman, seconded Miletta, unanimous vote.

Resignation of Nancy Pizzo, Activities Director, effective December 2, 2021. Motion to accept resignation Miletta, seconded Bowman, unanimous vote. Position will be advertised.

Committee Comments. Discussion had on someone blocking East Ave. with piles of dirt and burying nails.

Discussion on work needing completion at the Historical Society, painting, flooring, concrete work outside of building. \$6,000 will be encumbered from buildings & grounds for flooring.

Concession Stand robbery discussed.

Bowman stated that Stanley Robbins is doing a great job. Bowman questioned why meetings can't be held at 7. It was agreed that it can be changed during re-organization.

Open to public. No public present.

With no further business to discuss, meeting adjourned at 8:50 pm, motioned Miletta, seconded Bowman.

Mary Harrar, Administrative Assistant

Monday November 15, 2021
Special Meeting

Special meeting called to order as advertised and held in accordance with the Open Public Meetings Act. Members present: Sheppard, Miletta, Bowman. Also present, Wayne Shelton – Floodplain Manager, Maurice Cobb – OEM Coordinator, Linda Cobb – OEM Staff, Ruth Dawson – Municipal Clerk, Mary Harrar – Administrative Assistant. Purpose of the meeting was to review the Cumberland County Multi-Hazard Mitigation Plan Update with Stuart Wallace. Mr. Wallace presented a power point that went over project status, clarifications, hazard identification and risk assessment, capabilities assessment survey, mitigation measures, plan maintenance provisions, public presentation and next steps.

Floodplain Management – Stuart to send templates from the State to Mr. Shelton who is working on a Floodplain Ordinance.

Linda Cobb will send back the Critical Facility Field Evaluations.

Repetitive loss discussed. Bay Point area discussed.

Discussion on dam failure. Maurice Cobb stated that Shaws Mill Pond Dam is not in Lawrence Township, it is in Downe Township. Levee failure was also discussed.

Generator installed at Fire Department in 2016 and in 2018 the Road Department tied into it. School generator was installed 5 years ago.

OEM needs to cross referencing EOP with the 2 group homes in the Township.

With no further business to discuss, meeting adjourned at 8:10pm, motioned Bowman, seconded Miletta.