

Townhall
February 7, 2019

The Mannington Township Committee meeting was called to order by Mayor Asay at 6:40 PM. The following were in attendance: Asay, Patrick, Emel, Horner, Davis, Carmer, Bethanne Patrick, and Michael Sullivan of Clarke Caton Hintz.

Deputy Clerk certified that this meeting had been advertised in accordance with the Sunshine Law.

Motion was made by Patrick, seconded by Emel, approving the attached bill list for payment. Roll call vote as follows:

Asay - yes
Patrick - yes
Emel - yes

Beginning with computer check number 15620, ending computer check number 15669. Beginning with payroll check number 5849, ending payroll check number 5907.

Community Healthcare Assoc.

2/7/19	ck#1019	\$ 6,677.94	Clarke Caton Hintz
2/7/19	ck#1020	\$ 468.94	William L. Horner, Esq.
2/7/19	ck#1021	\$15,507.86	McManimon, Scotland & Baumann

Planning Board Escrow under 5000

2/7/19	ck#1064	\$ 252.00	Michael P. Albano, Esq.
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Capital

2/7/09	ck#1052	\$ 1,611.29	Rook's Farm Supply
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Storm Recovery Trust

2/7/19	ck#1054	\$ 500.00	Carpenter Tree Experts, Inc.
2/7/19	ck#1055	\$ 25.56	H.A. DeHart & Son
2/7/19	ck#1056	\$ 17.06	Cust. of PC, Esther Mitchell

Unemployment Trust

2/7/19	ck#1035	\$ 6,995.34	NJ Department of Labor
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Motion was made by Emel, seconded by Patrick, approving the minutes for meetings held on 1/3/2019 (Organization & Twp. Committee) & 1/7/19. Motion carried.

Motion was made by Patrick, seconded by Asay, approving the minutes for the meeting held on 1/22/19. Motion carried.

ZONING REPORT:

Carmer gave a verbal and written Zoning Report for January 2019. Asay discussed information pertaining to a wedding planned to be held on Warner Road at the DiGregorio property in October 2019. Asay would like to send a letter to the County Ag Board asking of the current status on this property. Motion was made by Patrick, seconded by Emel, approving of sending a letter requesting an update. Horner stated he will draft a letter for Asay to review.

Carmer asked if Public Works can board up doors and windows on a property that Fannie Mae owns. They are not responding to him. Horner will talk with Carmer about what can be done.

Carmer also noted a complaint that originated in Quinton Township regarding a puppy mill that supposedly has been moved to Mannington Township. At this time he does not have an address or location, but is working with Nikki Trunk on it.

Michael Sullivan of Clarke Caton Hintz, Township Planner, gave an overview on Ordinance #19-03 concerning the Redevelopment Plan for the Salem Hospital property. He explained the steps to be taken after this ordinance is adopted. The Township will move toward a redeveloper.

Motion was made by Emel, seconded by Patrick, opening the public hearing on Ordinance #19-03. Motion carried. There being no comment, motion was made by Emel, seconded by Patrick, closing the hearing. Motion carried.

Motion was made by Patrick, seconded by Emel, passing the following-named ordinance on second and final reading. Roll call vote as follows:

Asay - yes
Patrick - yes
Emel - yes

ORDINANCE NO. 19-03

**AN ORDINANCE OF THE TOWNSHIP COMMITTEE OF THE
TOWNSHIP OF MANNINGTON, IN THE COUNTY OF SALEM, NEW
JERSEY ADOPTING A REDEVELOPMENT PLAN FOR THE
PROPERTY IDENTIFIED ON THE TOWNSHIP'S OFFICIAL TAX
MAP AS BLOCK 53, LOTS 4 AND 23 (MEMORIAL HOSPITAL
REDEVELOPMENT PLAN)**

Mayor Asay read an email received from Tammy Torres, CEO at the new Salem Medical Center (Formerly Salem Hospital properties), informing the Township that they officially took the new name on February 1, 2019. The letter noted upcoming plans for the property. He also shared a newspaper article regarding the name change.

Patrick gave a verbal Public Works report. They are moving along with the preparation for the demolition. A quote was received from Norris Sales for equipment rental.

Asay reported on a complaint he received from Ms. Ceaser of Penton Station Road regarding the Atlantic Electric pole replacement program and the impact she feels it has on the residents of that road.

Motion was made by Emel, seconded by Patrick, opening the hearing on Ordinance #19-01. Motion carried. There being no comment, motion was made by Patrick, seconded by Emel, closing the hearing. Motion carried.

Motion was made by Patrick, seconded by Emel, adopting the following-named ordinance on second and final reading. Roll call vote as follows:

Asay - yes
Patrick - yes
Emel - yes

**MANNINGTON TOWNSHIP
ORDINANCE #19-01**

**ORDINANCE TO EXCEED THE MUNICIPAL BUDGET APPROPRIATION LIMITS
AND TO ESTABLISH A CAP BANK
CALENDAR YEAR 2019**

(NJSA 40A:4-45.14)

Mayor Asay read a letter received from the Planning Board stating the Board approved of Ordinance #19-02 entitled "An Ordinance Amending Mannington Township Code Chapter 70 to Prohibit all Marijuana-Related Land Use and Development in All Zoning Districts.

Motion was made by Emel, seconded by Patrick, opening the public hearing on Ordinance #19-02. Motion carried. As there was no comment, motion was made by Patrick, seconded by Emel, closing the hearing. Motion carried.

Motion was made by Emel, seconded by Patrick, adopting the following-named ordinance on second and final reading. Roll call vote as follows:

Asay - yes
Patrick - yes
Emel - yes

**MANNINGTON TOWNSHIP
ORDINANCE NO. 19-02**

**AN ORDINANCE AMENDING
MANNINGTON TOWNSHIP CODE CHAPTER 70
TO PROHIBIT ALL MARIJUANA-RELATED
LAND USE AND DEVELOPMENT
IN ALL ZONING DISTRICTS**

The Mayor read a letter received from Emergent America. They were contacting municipalities to identify a suitable location for a "smart-cultivation" cannabis facility. Letter filed.

An update was received from Jennifer Young of Verizon, on the installation of FiOS in the Township. Ms. Young emailed, "Our team continues to work to complete our installation in town. We are notifying customers as the service becomes available to them. We are on track to complete the installation as promised". The provided date for the entire township to have access to Verizon FiOS was December 31, 2019.

The Pennsville Animal Pound Contract is up for renewal. Asay reviewed the changes in this year's proposed contract. Horner will review the contract and confer with Mayor Asay. The resolution

authorizing a Shared Service Agreement with Pennsville Township for Animal Pound services was tabled.

Motion was made by Patrick, seconded by Emel, adopting the following resolution. Roll call vote as follows:

Asay - yes
Patrick - yes
Emel - yes

**TOWNSHIP OF MANNINGTON
RESOLUTION
EMERGENCY TEMPORARY RESOLUTION N.J.S.A. 40A:4-20**

WHEREAS, an emergency condition has arisen with respect to the need to provide budgetary funds for 2019, and

WHEREAS, the cause of the emergency is due to the fact that the Township is unable to adopt the 2019 Annual Budget, and

WHEREAS, it is considered necessary for the health and welfare of the community to continue to provide necessary services, and

WHEREAS, the total emergency temporary resolutions adopted in the year 2019 pursuant to the provisions of Chapter 96 P.L. 1951 (N.J.S.A. 40A4-20) including this resolution totals \$316,797.00 for the Current Fund.

NOW, THEREFORE, BE IT RESOLVED, (not less than two-thirds of all the members thereof affirmatively concurring) that in accordance with the provisions of N.J.S.A.40A:4-20:

1. Emergency temporary appropriations be made and the same is hereby made for the following in the indicated amount.

9-01- -112-203	Employee Group Health Ins	\$3,000.00
9-01- -121-201	Road Repair & Maint. OE	\$4,000.00
9-01- -167-203	Demolition of Buildings	\$7,500.00
	Total	\$14,500.00

2. That said emergency temporary appropriations will be provided in the 2019 budget as presented in proceeding.
3. That three certified copies of this resolution be filed with the Director of Local Government Services.

CORRESPONDENCE :

A check, in the amount of \$3,101.89, was received from Comcast Cable for the 2% Franchise Fee for the period of Jan-Dec, 2018.

A check, in the amount of \$196.02, was received from Verizon for the 3.5% Franchise Fee for the period of Jan-Dec, 2018.

Mayor Asay noted the percentage differences in the Franchise Fees. He spoke with someone at the Mayor's Summit and was told Comcast's percentage should be raised this year to meet Verizon's. The Mayor asked CFO Bowman to check with the auditor on it.

NJDEP submitted a Suspected Hazardous Substance Discharge Notification, Incident #19-01-21-1551-56. The incident occurred on Dubois Road and was a diesel fuel and hydraulic oil spill. The responsible party is AC Electric.

NJDEP Green Acres Program sent a letter inviting all interested municipalities and counties to apply for Green Acres funds. Applications will be accepted until March 30, 2019. Asay gave Emel the information and Emel can report at the March meeting.

Correspondence regarding the Salem County Vocational-Technical School speed reduction request on Route 45, was reviewed. Based on their observations and review of field data, it was determined that the existing 50 mph speed limit remains reasonable for prevailing conditions. In addition to the speed survey, NJDOT maintenance forces will be installing high intensity fluorescent yellow-green *School Zone* for both the Salem County Vocational-Technical School and the Mannington Township School, as well as upgrading speed limit signs along Route 45 within the Township to provide additional emphasis for the existing speed zones.

OTHER BUSINESS:

Asay noted the "Amended Equalized Valuation Table 2018" came down for taxes. Mannington's percentage is 99.07.

The Mayor gave a report on the Annual Mayor's Summit. The discussion was on topics included in a "Path to Progress" booklet that was distributed.

Tax Collector Pierce provided Asay with a listing of Township owned properties. There are sixty-eight (68) properties on the list. The list will be sent to the other Committee members for review and discussion at the March Township Committee meeting. Horner will get together with Asay to review the list and map.

Public Comment period was observed and closed by regular motion.

The following reports were filed:

The Collector reported receipts for January in the amount of \$569,405.24.

Mid-Salem County Court submitted a check in the amount of \$2,924.61 for fines received in January.

Registrar's receipts for January totaled \$1,815.00.

There were twenty-two (22) dog license's issued in January with receipts totaling \$402.00.

CFO reported receipts of \$582,730.58 for the month of January.

There being no further business to transact, the Mayor adjourned the meeting by regular motion at 8:23 PM.

Respectfully Submitted,

Esther A. Mitchell, Clerk

February 11, 2019
February 25, 2019

NO QUORUM
NO QUORUM