

The Regular Meeting of the Evesham Township Council was called to order by Mayor Randy Brown at 3:40PM. The meeting was held in the Meeting Room of the Evesham Township Municipal Complex at 984 Tuckerton Road, Marlton, NJ 08053.

Mayor Brown announced that the meeting was being held in accordance with the Open Public Meetings Act. Notice was sent to The Burlington County Times and The Courier Post, posted on the Township's electronic media, posted on the bulletin board, and sent to those who requested notification.

Flag Salute.

ROLL CALL: Present: D'Andrea, DiEnna, Hackman, Zeuli, Brown
Absent: XXX

Also Present: Township Manager Czerniecki, Township Solicitor Gillespie, Deputy Township Managers, Township Clerk Bergh, Acting Deputy Clerk Midgette

EXECUTIVE SESSION

Resolution No. 244-2017 - Resolution Authorizing the Mayor, Township Council and Support Staff to Meet in Private Session and Authorizing the Exclusion of the Public from that Portion of the Meeting Dealing with Specific Issues Requiring Non-Public Discussions - Potential Sale of Property/Pending Litigation

On motion by Councilwoman Hackman, seconded by Councilman DiEnna, it was moved to adopt Resolution No. 244-2017 and move into Executive Session.

Recorded Vote: Aye: D'Andrea, DiEnna, Hackman, Zeuli, Brown
Nay: XXX
Abstain: XXX
Absent: XXX

Motion Carried 5-0.

Council convened into Executive Session at 3:41PM.

Council returned to open session at 4:28PM.

APPROVAL OF MINUTES

- June 20, 2017 - Regular Session

On motion by Councilman DiEnna, seconded by Councilman Zeuli, it was moved to approve the above listed minutes.

Recorded Vote: Aye: D'Andrea, Zeuli, Brown
Nay: XXX
Abstain: DiEnna, Hackman
Absent: XXX

Motion Carried 3-0-2.

- June 27, 2017 - Special Meeting

On motion by Councilwoman Hackman, seconded by Councilman DiEnna, it was moved to approve the above listed minutes.

Recorded Vote: Aye: DiEnna, Hackman, Zeuli, Brown
Nay: XXX
Abstain: D'Andrea
Absent: XXX

Motion Carried 4-0-1.

- July 18, 2017 - Regular Session
- July 18, 2017 - Executive Session

On motion by Councilman DiEnna, seconded by Councilman D'Andrea, it was moved to approve the above listed minutes.

Recorded Vote: Aye: D'Andrea, DiEnna, Brown
Nay: XXX
Abstain: Hackman, Zeuli
Absent: XXX

Motion Carried 3-0-2.

PRELIMINARY PUBLIC COMMENT ON AGENDA ITEMS ONLY

Rosemary Bernardi, 10 Halifax Court, inquired as to the purpose of Consent Agenda Resolution No. 249-2017. Township Manager Tom Czerniecki responded that there have been several requests from the residents of Legacy Oaks to connect the sidewalk from the development to Sharp Road. The contract, as awarded by the aforementioned resolution, allows for a study to measure the environmental impact of constructing said sidewalk. Discussion ensued with Councilman D'Andrea.

Ken Mills, 109 Meadow Lane, commended Mr. D'Andrea on his efforts to repair certain sidewalks in the Township.

ORDINANCES - SECOND READING

Ordinance No. 19-7-2017 - An Ordinance of the Township of Evesham, County of Burlington, State of New Jersey, Adopting a Redevelopment Plan for Certain Properties Familiarly Known as "55, 63, 65, 69 & 71 East Main Street" (Block 4.10, Lots 1, 3, 5.01, 5.02, 6, 7)

Mayor Brown opened public hearing on the above ordinance.

Rosemary Bernardi, 10 Halifax Court, expressed her concern about the development of apartments on Main Street and how they may negatively impact downtown walkability. Moreover, Ms. Bernardi also voiced concern for the preservation of the historic buildings in the area during the course of redevelopment. Discussion ensued with Township Manager Tom Czerniecki and Deputy Director of Community Development, Leah Furey, on the benefits of constructing the apartments at that location.

Ken Mills, 109 Meadow Lane, reflected Ms. Bernardi's comments pertaining to the existing buildings on Main Street. Township Manager Tom Czerniecki explained that the above ordinance is simply a plan, and does not state any specific intentions to remove those properties or exert eminent domain. Mr. Mills thanked Mr. Czerniecki for clarification.

Paul Vonzech, 27 Inverness Circle, discussed the possibility of utilizing a different approach to the redevelopment on Main Street. Mayor Brown and Township Manager Tom Czerniecki explained that all redevelopment methods have been studied prior to the recommendation as made in Ordinance No. 19-7-2017. Additionally, Mayor Brown noted that the plan for the redevelopment on Main Street is also related to the vision study for the future of the Township completed in 2008-2009, which was heavily influenced by the input of residents.

There being no further comments, Mayor Brown closed public hearing on Ordinance No. 19-7-2017.

On motion by Councilwoman Hackman, seconded by Councilman Zeuli, it was moved to adopt Ordinance No. 19-7-2017.

Recorded Vote: Aye: Hackman, Zeuli, Brown
Nay: XXX
Abstain: D'Andrea, DiEnna
Absent: XXX

Motion Carried 3-0-2.

Ordinance No. 20-7-2017 - Ordinance of the Township of Evesham, County of Burlington and State of New Jersey Authorizing and Approving a Financial Agreement Between the Township of Evesham and Evesham Owner Urban Renewal, LLC, for Property Known as Block 27.02, Lots 2.03, 2.04, 2.05, 2.08 and 2.09 Pursuant to the Long Term Tax Exemption Law (N.J.S.A. 40A:20-1 et seq.)

Mayor Brown opened public hearing on the above ordinance.

Rosemary Bernardi, 10 Halifax Court, questioned the specifics of the tax abatement agreement as related to the residential construction at the site. Township Manager Tom Czerniecki explained that the above ordinance provides a tax abatement agreement to only the residential portion of the project, and that a separate agreement will be made in the future for the commercial portion. He also noted that the existing commercial properties will not receive a tax abatement, and that that area will be subject to standard taxation.

Ms. Bernardi then discussed her dissatisfaction with the allocation of monies generated from the tax abatement and expressed her concern that certain Township entities will not benefit from the same. Mr. Czerniecki responded that said entities will experience a much greater benefit in the long-run from the tax abatement than without, as the project will have the ability to be completed at a higher quality, which in turn will bring in more revenue.

Ken Mills, 109 Meadow Lane, stated his concern that the School District will not see immediate revenue during the course of the tax abatement. Mayor Brown reiterated the response given to Ms. Bernardi on the same issue.

There being no further comments, Mayor Brown closed public hearing on Ordinance No. 20-7-2017.

On motion by Councilwoman Hackman, seconded by Councilman DiEnna, it was moved to adopt Ordinance No. 20-7-2017.

Recorded Vote: Aye: DiEnna, Hackman, Zeuli
Nay: XXX
Abstain: D'Andrea, Brown
Absent: XXX

Motion Carried 3-0-2.

CONSENT AGENDA

Resolution No. 245-2017 - Creation of Liens to Cover Cost of Improvements to Certain Blocks and Lots

Resolution No. 246-2017 - Evesham Alliance on Substance Abuse Membership Revisions

Resolution No. 247-2017 - Second Amendment to Window Contract with Commercial Office Furniture Company for the Purchase of Office Furniture

Resolution No. 248-2017 - Renewal of Contract - 2016 Truck Parts and Accessories

Resolution No. 249-2017 - Award of Contract for Preliminary Sidewalk Investigations on Evesboro-Medford Road

Resolution No. 250-2017 - Release of Performance Guarantee - Virtua Medical Center - Block 1.10, Lot 6 - On-Site Improvements - PB 16-02.01

Resolution No. 251-2017 - Rejection of Request for Release of Landscape Performance Guarantee - Virtua Health, Inc. - Block 1.10, Lot 6

Resolution No. 252-2017 - Resolution Amending Resolution No. 223-2017 - Insertion of Special Items of Revenue in the Budget Chapter 159, P.L. 1948

Mayor Brown asked if there were any separations. Councilman D'Andrea separated Resolution No. 250-2017 and Resolution No. 251-2017.

Mayor Brown requested a motion to adopt Resolution No. 250-2017 and Resolution No. 251-2017.

On motion by Councilwoman Hackman, seconded by Councilman DiEnna, it was moved to adopt Resolution No. 250-2017 and Resolution No. 251-2017.

Recorded Vote: Aye: DiEnna, Hackman, Zeuli, Brown
Nay: XXX
Abstain: D'Andrea
Absent: XXX

Motion Carried 4-0-1.

Mayor Brown called for a motion to adopt the Consent Agenda.

On motion by Councilwoman Hackman, seconded by Councilman Zeuli, it was moved to adopt the remainder of the Consent Agenda Resolutions.

Recorded Vote: Aye: D'Andrea, DiEnna, Hackman, Zeuli, Brown
Nay: XXX
Abstain: XXX
Absent: XXX

Motion Carried 5-0.

PUBLIC COMMENTS

None.

STAFF COMMENTS

None.

COUNCIL COMMENTS

Councilman DiEnna discussed the Evesham Township Board of Education's lease agreement with Yale for the Evans school building, and analyzed the lack of information in the same.

Councilman D'Andrea requested a town hall in the future to discuss affordable housing, redevelopment, and other issues that have been controversial within the Township.

Mayor Brown expanded upon Councilman DiEnna's examination of the Board of Education's lease agreement with Yale, and how the agreement may negatively impact the taxpayers of Evesham.

August 9, 2017
Regular Meeting

On motion by Councilman D'Andrea, seconded by Councilman DiEnna,
it was moved to adjourn the meeting.

Recorded Vote: All Ayes.

Motion Carried 5-0.

Meeting adjourned at 5:44PM.

Mary Lou Bergh, Township Clerk

Randy Brown, Mayor

Caitlin Midgette, Acting Deputy Clerk

Submitted: August 21, 2017

Approved: _____