

**MINUTES OF THE OF THE TOWNSHIP COMMITTEE OF THE TOWNSHIP OF  
UPPER DEERFIELD, IN THE COUNTY OF CUMBERLAND, HELD ON  
THURSDAY, JANUARY 16, 2020, AT 7:00 P.M. IN THE MUNICIPAL BUILDING,  
HIGHWAY 77, SEABROOK, NEW JERSEY, PURSUANT TO NOTICE**

Present were: James Crilley, John T. O'Neill, Sr., John Daddario, Bruce Peterson and Scott Smith all being members of the Township Committee. Also present were: Rocco Tedesco, Solicitor; Roy Spoltore, Township Administrator/Clerk; Brian Murphy, Township Engineer; Amy Colaneri, CFO; and Chad Ott, Public Works Supervisor.

The meeting was called to order by Chairman James Crilley and he read the following public meeting announcement.

"This meeting is being held in accordance with the "Open Public Meetings Act." Notice of the meeting has been provided and published as required by law in the Daily Journal and The Press, Cumberland County Edition. Notice has also been posted in the Municipal Building. The Clerk shall enter this statement in the minutes of this meeting. In compliance with State Fire Safety Statues the Chairman instructs those present how to exit the room in an emergency.

James Crilley gave an invocation followed by the flag salute led by John O'Neill.

At this time James Crilley, Chairman opened the meeting for public comment. Mike Hendricks of Thoroughbred Court asked when the balance of the improvements at the development would be completed by the developer. Brian Murphy stated that he reached out this week to the developer for an update and is waiting for a return response.

There being no additional public comments, James Crilley, Chairman called for the approval of minutes for the meeting of December 30, 2019 and January 2, 2020. Bruce Peterson made a motion, seconded by John Daddario, to dispense with the reading of the minutes and to accept the minutes as received, unanimously approved, 4-0, with Scott Smith abstaining.

James Crilley, Chairman called for a resolution entitled Determining that the Properties Identified as Block 807, Lots 1-6; Block 808, Lots 1-15; Block 906, Lots 1-8; Block 907, Lots 1-12; Block 908, Lots 1-16; Block 909, Lots 1-24; Block 910, Lots 1-16; Block 911, Lots 1-24; Block 912, Lots 1-16; Block 913, Lots 1-24; Block 914, Lots 1-8; Block 915, Lots 1-12, Shown on Upper Deerfield Tax Map be Designated as a Non-Condensation Area in Need of Redevelopment in Accordance with the Local Redevelopment and Housing Law, N.J.S.A. 40A:12A-1 Et. Seq. On motion of Bruce Peterson, seconded by John O'Neill, to approve and adopt said resolution, unanimously carried 5-0 on a roll call vote.

**INSERT RESOLUTION**

James Crilley, Chairman called for a resolution entitled Authorizing the Tax Collector to Adjust Taxes for a Wartime Service-Connected 100% Disability. The Clerk read the resolution by title. On motion of John O'Neill, seconded by Bruce Peterson, to approve and adopt said resolution, unanimously carried 5-0 on a roll call vote.

**INSERT RESOLUTION**

James Crilley, Chairman called for a resolution entitled Tax Payments to be Refunded. On a motion of Bruce Peterson, seconded by John O’Neill, to approve and adopt said resolution, unanimously carried 5-0 on a roll call vote.

INSERT RESOLUTION

James Crilley, Chairman called for a resolution entitled Payment of Bills in the amount of \$565,624.72. On motion of Bruce Peterson, seconded by John Daddario to approve and adopt said resolution, unanimously carried 5-0 on a roll call vote with Mr. Daddario abstaining on approval of JEM print bill.

INSERT RESOLUTION

COMMITTEE REPORTS

John Daddario asked if ground mounted solar panels are permitted on a non-conforming lot size in an agricultural zone. The solicitor noted that the Township amended the township ordinances last year to allow for conditional or accessory uses on existing non-conforming lot sizes in ag zones. The Administrator will check with the planner and zoning officer to see if there currently is an issue. The Committee also discussed amending the ordinance to allow for existing non-conforming vacant lots to provide for the construction of a house that met minimum lot requirements.

Scott Smith stated that leaf collection is completed.

Bruce Peterson did not have a report this evening.

John T. O’Neill, Sr. stated that there will be a large group from DEP down to view the pilot study at the Love Lane water treatment facility on Jan. 28<sup>th</sup>.

James Crilley informed the committee representatives from Rowan University will meet with CDC and Township representatives to discuss economic development on the western side of Cumberland County. The contact for the meeting was arranged by Freeholder Albrecht. The committee discussed a second amendment resolution that has been requested to be reviewed.

ADMINISTRATOR’S REPORT

The Upper Deerfield Township School is requesting the Rental Registration Fee be waived again this year. On motion of Bruce Peterson, seconded by Scott Smith to approve waiving of the Rental Registration fee for 2020, unanimously approved 5-0 on a roll call vote. Roy Spoltore informed the Committee that the Bostwick Lake meeting in January was canceled. Fresenius is having their open house on January 29<sup>th</sup> between 5 and 8 and the JIF’s elected officials meeting at the Savoy Inn begins at 6 pm that same evening. In this evening’s packet for your review are the monthly departmental reports for December 2019.

DEPARTMENTAL MONTHLY REPORTS: December 2019

Animal Control and Dog Registrar Monthly Report
Clerks Monthly Report
Construction Office Monthly Report
Housing and Zoning
Municipal Court Monthly Report
Tax Collectors Report
Vital Statistics
Fire Marshall

## ENGINEER'S REPORT

Brian Murphy reported that the pilot study at the Love lane treatment facility went down over the holidays due to a lack of water usage, but the system is up and running again

James Crilley called for a motion to temporarily suspend the Township Committee meeting so that the members could convene a regularly scheduled meeting of the Redevelopment Entity. On a motion of Bruce Peterson, seconded by John O'Neill and unanimously carried, 5-0, the Township Committee meeting was temporarily suspended at 7:30 pm.

James Crilley, Chairman called for a motion to reconvene the Township Committee meeting at 7:35 pm. Bruce Peterson made the motion, seconded by Scott Smith and unanimously approved 5-0 to reconvene the Township Committee meeting.

## REOPEN TO PUBLIC SESSION

## SOLICITOR'S REPORT

Rocco Tedesco, Solicitor had a couple of items for closed session.

At this time James Crilley, Chairman opened the meeting for additional public comments. Wayne Sabota of Quail Ridge asked what the solar requirements are in an agricultural zone. He was informed that the planner will be contacted to see what solar projects are permitted in a agricultural zone.

With no further public comments and no further business to come before the Committee James Crilley, Chairman called for a resolution Authorizing Closed Session to for a resolution Authorizing Closed Session to update the Committee on Potential Litigation, Contract matter and other matters requiring attorney client privileged confidential communications. The Clerk read the resolution by title. On motion of Bruce Peterson, seconded by John O'Neill to approve and adopt resolution, unanimously carried 5-0.

## INSERT RESOLUTION

The Committee reopened the public portion of the meeting on a motion of Bruce Peterson, seconded by John Daddario and unanimously carried.

There being no comments or further business to come before the Committee, on motion of Bruce Peterson, seconded by Scott Smith to adjourn, unanimously carried.

Respectfully submitted,

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Roy J. Spoltore  
Township Clerk