

GREENWICH TOWNSHIP
MINUTES OF THE TOWNSHIP COMMITTEE MEETING
FEBRUARY 18, 2025
7:00 p.m.

Mayor Reinhart called the meeting to order stating “adequate notice of this meeting was provided in compliance with the Open Public Meeting Act notifying the South Jersey Times on January 5, 2025.”

Roll Call: Mayor Reinhart and Deputy Mayor Orr were present. Also present were Thomas Seeley, Esq., Township Solicitor; Amy Colaneri, CFO; and Lisa Garrison, Township Clerk.
Absent: Committeeman Werley

Flag Salute: Mayor Reinhart

Introduction of Proposed Ordinance:

On motion of Deputy Mayor Orr, seconded by Mayor Reinhart to approve the introduction of the following proposed ordinance, unanimously carried upon roll call vote.
Ayes: Orr, Reinhart **Nays:** None **Abstain:** None **Absent:** Werley

ORDINANCE NO. 89-2025

**2025 "CAP" ORDINANCE TO EXCEED THE MUNICIPAL BUDGET
APPROPRIATION LIMITS AND TO ESTABLISH A CAP BANK
(N.J.S.A. 40A:4-45.14)**

WHEREAS, the Local Government Cap Law, N.J.S.A. 40A:4-45.1 et seq., provides that in the preparation of its annual budget, a municipality shall limit any increase in said budget up to 2.5% unless authorized by ordinance to increase it to 3.5% over the previous year’s final appropriations, subject to certain exceptions; and,

WHEREAS, N.J.S.A. 40A:4-45.15a provides that a municipality may, when authorized by ordinance, appropriate the difference between the amount of its actual final appropriation and the 3.5% percentage rate as an exception to its final appropriations in either of the next two succeeding years; and,

WHEREAS, the Township Committee of the Township of Greenwich, in the County of Cumberland finds it advisable and necessary to increase its CY 2025 budget by up to 3.5% over the previous year’s final appropriations, in the interest of promoting the health, safety and welfare of the citizens; and,

WHEREAS, the Township Committee hereby determines that a 3.5% increase in the budget for said year, amounting to \$4,112.09 in excess of the increase in final appropriations otherwise permitted by the Local Government Cap Law, is advisable and necessary; and

WHEREAS, the Township Committee hereby determines that any amount authorized hereinabove that is not appropriated as part of the final budget shall be retained as an exception to final appropriation in either of the next two succeeding years.

NOW, THEREFORE, BE IT ORDAINED by the Township Committee of the Township of Greenwich, in the County of Cumberland, a majority of the full authorized membership of this governing body affirmatively concurring that, in the CY 2025 budget year, the final appropriations of the Township of Greenwich shall, in accordance with this ordinance and N.J.S.A. 40A:4-45.14, be increased by 3.5%, amounting to \$14,392.32, and that the CY 2025 municipal budget for the Township of Greenwich be approved and adopted in accordance with this ordinance; and

BE IT FURTHER ORDAINED that any amount authorized hereinabove that is not appropriated as part of the final budget shall be retained as an exception to final appropriation in either of the next two succeeding years; and,

BE IT FURTHER ORDAINED that a certified copy of this ordinance as introduced be filed with the Director of the Division of Local Government Services within 5 days of introduction; and

BE IT FURTHER ORDAINED that a certified copy of this ordinance upon adoption, with the recorded vote included thereon, be filed with said Director within 5 days after such adoption.

Resolutions:

Government Services.

RESOLUTION NO. 2-15-2025

**AUTHORIZING PROFESSIONAL SERVICES AGREEMENT
(GRANT SERVICES)**

WHEREAS, the Township of Greenwich desires to engage Triad Associates to provide general grant services for the year 2025 to assist in carrying out the planning and execution of activities; and

WHEREAS, said appointment is being awarded through a “Non-Fair and Open” process pursuant to the New Jersey Pay to Play, New Jersey Campaign Contributions and Expenditures Reporting Act; and

WHEREAS, funds are available for the purposes set forth above; and

WHEREAS, the Local Public Contracts Law (NJSA 40:A 11-1 et seq.) requires that the resolution authorizing the award of contracts for professional services without competitive bids, and the contract itself, must be available for public inspection.

NOW, THEREFORE, BE IT RESOLVED by the Township Committee of the Township of Greenwich as follows:

1. The Mayor and Township Clerk are hereby authorized and directed to execute an agreement with Triad Associates.
2. This contract is awarded through a “Non-Fair and Open” process pursuant to the New Jersey Pay to Play, New Jersey Campaign Contributions and Expenditures Reporting Act
3. A notice of this action shall be printed in the South Jersey Times.

On motion of Deputy Mayor Orr, seconded by Mayor Reinhart to approve the foregoing resolution, unanimously carried.

On motion of Mayor Reinhart, seconded by Deputy Mayor Orr to approve the following resolution, unanimously carried.

RESOLUTION 2-16-2025

AUTHORIZING INTERLOCAL SERVICE AGREEMENT BETWEEN THE TOWNSHIP OF UPPER DEERFIELD AND TOWNSHIP OF GREENWICH WITH RESPECT TO THE PROVISION OF CONSTRUCTION CODE SERVICES

WHEREAS, the Township of Upper Deerfield and the Township of Greenwich both need to provide construction code services with respect to review and inspection of construction, clerical, and administrative time related thereto; and

WHEREAS, the Township of Upper Deerfield and the Township of Greenwich have established an interlocal service agreement which specifies the construction code services provided for a Construction Code Official, Building Subcode Official, Electrical Subcode Official, Plumbing Subcode Official, Fire Subcode Official and clerical and administrative services for a term beginning January 1, 2025 and ending December 31, 2028; and

WHEREAS, the Township of Upper Deerfield and the Township of Greenwich are desirous of maintaining an interlocal service agreement pursuant to N.J.S.A. 40:8A-1, et seq., to jointly provide, administer and bear the cost of such services; and

WHEREAS, the Township Committee of the Township of Greenwich finds that an agreement with the Township of Upper Deerfield to perform such services is in the interests of the residents of the Township of Greenwich;

NOW, THEREFORE, BE IT RESOLVED by the Township Committee of the Township of Greenwich that the Mayor and Clerk be and are hereby authorized to enter into an agreement for shared services with the Township of Greenwich pursuant to N.J.S.A. 40:8A-1, et seq. for the provision of construction code services including building, electrical, plumbing and fire subcode services as well as administrative and clerical time related thereto pursuant to an

agreement, the form of which shall be satisfactory to the Mayor and Solicitor of the Township of Greenwich;

RESOLUTION NO. 2-17-2025

AUTHORIZING LAND SALE OF CERTAIN BLOCKS AND LOTS WITHIN THE TOWNSHIP OF GREENWICH

WHEREAS, from time to time the Township of Greenwich (the Township) will offer for public sale certain Township owned property located in the Township of Greenwich, pursuant to N.J.S.A. 40A:12-13; and

WHEREAS, the following specific Block and Lot will be offered for public sale, which land is not needed for public purposes.

NOW, THEREFORE, BE IT RESOLVED by the Township Committee of the Township of Greenwich, County of Cumberland and State of New Jersey as follows:

Section 1. The following Block and Lot shall be listed for sale with the minimum bid set forth herein:

<u>Block</u>	<u>Lot</u>	<u>Address</u>	<u>Minimum Bid</u>
4	135	Springtown Rd	\$10,000.00

Section 2. Qualifications for Purchase

All purchasers must be 18 years of age or older.

Section 3. Successful participants are subject to the following restrictions and covenants:

1. The property is being sold in the existing as is condition.
2. The property is sold subject to any and all easements, restrictions and covenants of the record.
3. The property is being sold subject to all existing Township of Greenwich Zoning and Land Use Laws.
4. The successful bidder shall not be permitted to sell the lot until the successful bidder has paid the Township the full purchase price.

Section 4. Terms of Sale

The following terms apply to the purchase of the property:

1. At the conclusion of the bidding, the property will be struck off and sold to the highest bidder. The said highest bidder will then immediately pay to the

- Township Solicitor a non-refundable deposit in the amount of ten (10%) percent of the sale price in cash, certified check, or bank check.
2. Within thirty (30) days of confirmation of sale, the purchaser shall pay the balance of the purchase price in full together with all legal and advertising expenses, at which time the Township will execute and deliver to the purchaser a Quit Claim deed conveying ownership of the property.
 3. If the purchaser fails to make such payment within such thirty (30) day period, he shall be in default, as a result of which his ten (10%) deposit shall be forfeited to the Township and the sale shall be void.
 4. The Township Committee of the Township of Greenwich reserve the right to reject any and all bids for any reason whatsoever.
 5. The purchaser, regardless of the method of payment used, shall pay all closing costs, fees for preparation of deeds, or other transfer documents and escrow fees.

BE IT FURTHER RESOLVED, the Township Clerk is hereby authorized to publish notice of this public land sale.

On motion of Deputy Mayor Orr, seconded by Mayor Reinhart to approve the foregoing resolution, unanimously carried.

On motion of Mayor Reinhart, seconded by Deputy Mayor Orr to approve the following resolution, unanimously carried

RESOLUTION NO. 2-18-2024

AUTHORIZING THE HIRING OF TRIAD ADVISORY SERVICES, INC. t/a TRIAD ASSOCIATES TO PROVIDE GRANT SERVICES FOR PREPARATION AND SUBMISSION OF A FEMA ASSISTANCE TO FIREFIGHTERS GRANT

WHEREAS, the Governing Body of the Township of Greenwich entered into a Professional Services Agreement – General Services Contract on February 20, 2024 with Triad Advisory Services, Inc. (trading as Triad Associates) for ongoing professional services for obtaining grant money for the Township; and

WHEREAS, the Township of Greenwich desires to apply for funding from FEMA Assistance to Firefighters; and

WHEREAS, the Township is desirous of hiring Triad Associates for prepared of the grant application; and

WHEREAS, the Governing Body of the Township of Greenwich finds the scope of services to be provided by Triad Associates to be acceptable; and

WHEREAS, the Chief Financial Officer certifies that funds in the amount of \$4,250.00 are available to pay Triad Associates in connection with the application under the existing Professional Services Agreement in accordance with N.J.A.C. 5:30-5.4; and

WHEREAS, the Governing Body of the Township of Greenwich finds it in the best interest of the citizens of the Township of Greenwich to accept the proposal of Triad Associates as submitted; and

NOW, THEREFORE, BE IT RESOLVED by the Township Committee of the Township of Greenwich that the proposal for administrative agent services are hereby accepted as part of the general services contract aforementioned;

BE IT FURTHER RESOLVED that the Mayor and Clerk are hereby authorized and directed to execute the proposal for same.

Unfinished Business:

Proposed Land Sale Block 4 Lot 35- The property consists of 6.24 acres. Mr. Seeley recommended that the surrounding property owners be notified.

Marina/Ship John Inn – Mr. Seeley was authorized along with the Zoning Office to continue to pursue what avenues are available to the Township on all of the ongoing compliance issues within the township.

New Business:

FY2026 Funding Solicitation Application – deadline 3/14/25. Ms. Garrison suggested the Old Stone School House Project and the remaining SCBA requirements for the Fire Department.

Committee Comments:

Deputy Mayor Orr questioned the status of the Hopewell Landfill Ordinance and was advised that it had been adopted in December.

Payment of Bills

After review and discussion on motion of Deputy Mayor Orr, seconded by Committeeman Werley to approve the bill list in the amount of \$525,523.07, unanimously carried.

Public Comment:

Minutes of Meeting

February 18, 2025

On motion of Deputy Mayor Orr, seconded by Mayor Reinhart to open the public comment, unanimously carried. Ms. Martina Brown, 1018 Ye Greate Street, was present to update the status of her outstanding property issues as she indicated she was unable to work with the Zoning Officer. She had indicated her permit for solar was denied. Mr. Seeley indicated that

the permit was denied due to her failure to address all of the outstanding issues. Ms. Brown indicated she understood there were still outstanding issue but they were the costly issues. Ms. Brown was advised when the issues are completed the Zoning Officer will come out to inspect.

Adjournment: There being no further business to come before the Township Committee, on motion of Deputy Mayor Orr, seconded by Mayor Reinhart to adjourn, unanimously carried

Respectfully submitted.

Lisa Garrison
Borough Clerk

