

**AGENDA
TOWNSHIP OF MONROE
COUNCIL MEETING
AUGUST 28, 2023
7:00PM**

A.) OPENING CEREMONIES

CALL TO ORDER

This meeting was advertised pursuant to the New Jersey Open Public Meetings Act (*N.J.S.A. 10:4-6 thru 10:4-21*). Adequate notice was placed in the official publications for the Township of Monroe (i.e.: South Jersey Times, Courier-Post, and The Sentinel of Gloucester County). A copy of that notice is posted on the bulletin board at the Municipal Complex.

SALUTE TO THE FLAG – Cncl. Chelsea Valcourt

INVOCATION

ROLL CALL

B.) PRESENTATIONS / PROCLAMATIONS

- Monroe Township Police Promotions – Swearing-in Ceremony
- TRICO Municipal Joint Insurance Fund Membership Renewal – Paul Forlenza

C.) MATTERS FOR DISCUSSION

- Resolutions R:151-2023 and R:215-2023 – Request for Proposals to Provide Professional Legal Services for the Handling of Foreclosures on Behalf of the Township of Monroe for the Year 2023

D.) QUESTIONS REGARDING RESOLUTIONS SCHEDULED

E.) QUESTIONS REGARDING ORDINANCES SCHEDULED

F.) APPROVAL OF MINUTES

- Council Meeting – June 26, 2023
- Council Meeting – July 24, 2023

G.) CORRESPONDENCE – None

H.) RESOLUTIONS

R:201-2023 Resolution Authorizing Closed Executive Session of the Township Council of the Township of Monroe to Discuss Matters Falling Under Pending/Anticipated Litigation Subject to Attorney-Client Privilege Pursuant to N.J.S.A. 10:4-12b(7)

R:202-2023 Resolution Approving the Bill List and Paid List for the Council Meeting of August 28, 2023

R:203-2023 Resolution Adjusting Township of Monroe Tax Records

R:204-2023 Resolution of the Township of Monroe Designating Deputy Clerk Jennifer Harbison as the Deputy Records Custodian within the Township Until November 1, 2023

R:205-2023 Resolution of the Township Council of the Township of Monroe Authorizing a Lien Be Placed on Various Properties for Failure to Comply with Chapter 295 of the Code of the Township of Monroe

R:206-2023 Resolution of the Township Council of the Township of Monroe in Support of the Location and Operation of a Class 5 Cannabis Retail Facility by The May Queen NJ, LLC

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H.) RESOLUTIONS (cont'd)

R:207-2023 Resolution of the Township Council of the Township of Monroe Authorizing Participation in the New Jersey Department of Agriculture Survey of LDD (Gypsy Moth) Egg Masses

R:208-2023 Resolution of the Township Council of the Township of Monroe to Affirm the Township of Monroe's Civil Rights Policy with Respect to All Officials, Appointees, Employees, Prospective Employees, Volunteers, Independent Contractors, and Members of the Public that Come into Contact with Municipal Employees, Officials and Volunteers

R:209-2023 Resolution of the Township Council of the Township of Monroe Amending Resolution R:192-2023 Authorizing the Acceptance of a Performance Guarantee for Malaga Road Tract (a/k/a Malaga Meadows), Section 3, Subdivision #1828 (Block 2702, Lots 11, 15, 17, 40 and 41)

R:210-2023 Resolution of the Township of Monroe Releasing the Landscape Maintenance Guaranty Posted in the Amount of \$1,282.50 for "Autumn Lake Winery", Site Plan #SP-469, Block 9801, Lot 7.07 (Landscape Buffer)

R:211-2023 Resolution of the Township of Monroe Releasing the Maintenance Guaranty Posted in the Amount of \$196,863.98 for "Monroe Pointe" (f/k/a Spring Ridge), Subdivision #1734-1, Block 3704, Lots 2, 3 & 7

R:212-2023 Resolution of the Township Council of the Township of Monroe Authorizing the Acceptance of a Performance Guarantee, in the Form of a Cash Bond, in the Amount of \$10,602.00 for Community Health Care, Inc., Site Plan #SP-518 (Block 1701, Lot 14)

R:213-2023 Resolution of the Township Council of the Township of Monroe Authorizing the Acceptance of a Landscape Buffer Performance Guarantee, in the Form of a Cash Bond, in the Amount of \$1,140.00 for Community Health Care, Inc., Site Plan #SP-518 (Block 1701, Lot 14)

R:214-2023 Resolution of the Township Council of the Township of Monroe Authorizing the Acceptance of a Safety & Stabilization Bond, in the Form of a Cash Bond, in the Amount of \$5,000.00 for Community Health Care, Inc., Site Plan #SP-518 (Block 1701, Lot 14)

R:215-2023 Resolution of the Township Council of the Township of Monroe Authorizing the Request for Proposals (RFP) to Seek Professional Legal Services for the Handling of Foreclosures on Behalf of the Township of Monroe for the Year 2023

R:216-2023 Resolution of the Township of Monroe Authorizing the Termination of the Power Purchase Agreement Between the Township of Monroe and Monroe-Sicklerville Road LF Solar, LLC Relating to the Landfill Solar Redevelopment Project

R:217-2023 Resolution of the Township of Monroe Authorizing and Approving the Assignment and Transfer of the Redevelopment Agreement to Equals Energy One, LLC and the Consent of the Assignment of the Lease Agreement to NJR Clean Energy Ventures III Corporation Monroe-Sicklerville Road LF Solar, LLC Relating to the Landfill Solar Redevelopment Project

R:218-2023 Resolution of the Township of Monroe Authorizing and Approving the Execution of the Termination of Memorandum of Lease, the Revised Memorandum of Lease, the Estoppel Certification and Accepting Additional Reimbursement for the Township Landfill Closure Expenses Relating to the Landfill Solar Redevelopment Project

R:219-2023 Resolution of the Township Council of the Township of Monroe Authorizing Participation in the South Jersey Power Cooperative (**REMOVED FROM AGENDA**)

R:220-2023 Resolution of the Township Council of the Township of Monroe Authorizing the Execution of a Commodity Resale Agreement with the County of Gloucester

R:221-2023 Resolution Authorizing the Execution of a Contract Renewing Membership in the Gloucester, Salem, Cumberland Counties Municipal Joint Insurance Fund

R:222-2023 Resolution Authorizing the Township of Monroe to Enter into a Contract with the Special Labor Counsel for the Township of Monroe for the Year 2023

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H.) RESOLUTIONS (cont'd)

R:223-2023 Resolution Authorizing the Mayor to Execute a Proposal from Colliers Engineering & Design to Provide Professional Services for the Preparation of Amendments to the Monroe Township Chapter 175, Land Management Code and Zoning Map

R:224-2023 Resolution of the Township of Monroe Authorizing Special Consideration with the Monroe Township Police Department and Detective Bruce Maute

I.) ORDINANCES

O:28-2023 An Ordinance of the Township Council of the Township of Monroe Providing for the Implementation of the “Five Year Tax Exemption and Abatement Law” Pursuant to N.J.S.A. 40A:21-1 Et Seq. and Approving Property Tax Agreement Between the Township of Monroe and Charles Street Developers, LLC, 2612 Highland Road, Block 9008, Lot 1 (**Second Reading & Public Hearing**)

O:29-2023 An Ordinance of the Township Council of the Township of Monroe Authorizing the Purchase of Block 6001, Lot 19 from the Gloucester County 4H Association (**Second Reading & Public Hearing**)

O:30-2023 An Ordinance of the Township Council of the Township of Monroe to Amend Chapter 74 of the Code of the Township of Monroe, Entitled “Fees” (**Second Reading & Public Hearing**)

O:31-2023 An Ordinance of the Township Council of Monroe Granting an Access Easement to Kellie A. Ayres and Authorizing Execution of Access Easement Agreement (**First Reading & Publication**)

J.) NEW BUSINESS

K.) UNFINISHED BUSINESS

L.) REPORTS AND OTHER MATTERS

M.) GENERAL PUBLIC DISCUSSION

N.) ADJOURNMENT