

Township of Quinton
County of Salem
Regular Meeting
Quinton Township Municipal Building
December 3rd, 2024

The meeting was called to order by Mayor Marjorie Sperry at 6:00pm at the Quinton Township Municipal Building.

Pledge of Allegiance

Open Public Meeting Act:

This meeting is being held in compliance with the Open Public Meeting Act. Advance notice of this meeting was filed with the Quinton Township Clerk, forwarded to the South Jersey Times and Elmer Times, posted on the website and the bulletin board located in the lobby of the Quinton Township Municipal Building.

Roll Call: Mayor Marjorie Sperry, Deputy Mayor Joseph Hannagan, CFO Diane Elwell, Solicitor Jacqueline Vigilante, and acting Clerk Melissa Thom
Absent: Committeeman Raymond Owens and Clerk Marty Uzdanevics

A motion to approve the vouchers was made by Deputy Mayor Hannagan and seconded by Mayor Sperry. All were in favor and the vouchers were approved.

Ordinance to be Adopted:

Mayor Sperry discussed Ordinance No. 2024-11 which is an amendment of chapter 170 Land Use, Article V, General and supplemental use regulations, 170-55 (C) Soil Removal and Resource Extraction. The amendment clarifies hours of operation and raises the license fee to 0.25 cents per ton of soil, sand, or gravel removed and to be paid quarterly.

A motion was made by Deputy Mayor Hannagan to open to the public for questions and seconded by Mayor Sperry. All in favor.

There were no questions or comments from the public on this ordinance and a motion to close the public portion was made by Deputy Mayor Hannagan and seconded by Mayor Sperry. All in favor.

A motion to adopt Ordinance No. 2024-11 was made by Deputy Mayor Hannagan and seconded by Mayor Sperry. All were in favor and the ordinance was adopted.

Ordinance to be Introduced:

Ordinance No. 2024-12 which is an amendment of an ordinance of the Township of Quinton, Salem County, New Jersey, establishing the salaries and compensation of various officers and employees of the Township of Quinton for the year 2025.

A motion was made by Deputy Mayor Hannagan and seconded by Mayor Sperry. All were in favor.

The Ordinance can be reviewed at the Quinton Township website;
www.quintonnj.com

Copies of the Ordinance are on file for public inspection, examination and acquisition at the office of the Township Clerk, Marty R. Uzdanevics, at her office in the Quinton Township Municipal Building, 885 Quinton Road (Route 49), Quinton, New Jersey 08072, between the hours of 9:30 a.m. and 1:30 p.m. on Monday, Wednesday and Thursday (excluding holidays). Members of the public may obtain copies of the Ordinance without cost from the Township Clerk, before and after final adoption.

Resolutions to be Adopted:

Resolution No. 2024-109 recommending the appointment of Martin W. Whitcraft as Municipal Judge of the Mid Salem County Municipal Court for another three-year term. (January 1, 2025 – December 31, 2027)
A motion to approve was made by Deputy Mayor Hannagan and seconded by Mayor Sperry. All were in favor and resolution adopted.

Resolution No. 2024-110 authorizing the Mid Salem County Municipal Court 2025 Memorandum of Understanding. An established joint municipal court with Woodstown and Elmer Borough, Mannington and Oldmans Township. Confirming matters including but not limited to:

- Percentage responsibilities for shared expenses
- Salaries and wages
- Hours of operations
- Court schedule
- Administrative fee appointments
- Billing
- Budget
- Vacation policy

A motion to approve was made by Deputy Mayor Hannagan and seconded by Mayor Sperry. All were in favor and the resolution was adopted.

Resolution No. 2024-111 authorizing a street opening permit for American Water.

A motion to approve was made by Deputy Mayor Hannagan and seconded by Mayor Sperry. All were in favor and the resolution was adopted.

Resolution No. 2024-112 authorizing the cancelation of escrows for Quinton Sand and Gravel.

A motion to approve was made by Deputy Mayor Hannagan and seconded by Mayor Sperry. All were in favor and the resolution was adopted.

Resolution No. 2024-113 authorizing the transfer of the soil removal permit from Quinton Sand and Gravel to Winslow Hot Mix LLC.

A motion to approve was made by Deputy Mayor Hannagan and seconded by Mayor Sperry. All were in favor and the resolution was adopted.

Resolution No. 2024-114 authorizing the approval to create a new escrow account for Winslow Hot Mix LLC.

A motion to approve was made by Deputy Mayor Hannagan and seconded by Mayor Sperry. All were in favor and the resolution was adopted.

Resolution No. 2024-115 requiring claimant certifications on certain types of transactions. Eliminating the requirement for claimant certifications for all vendors with the following exceptions, the advance or reimbursement of employee expenses, or for services provided exclusively and entirely by an individual. (e.g. sole proprietors)

CFO Elwell explained this allows the finance office to omit the step of sending the purchase order back to the claimant for signature and she can pay directly from the invoice submitted.

A motion to approve was made by Deputy Mayor Hannagan and seconded by Mayor Sperry. All were in favor and the resolution was adopted.

Resolution No. 2024-16 authorizing to hire Tom Smith, Esquire as special counsel.

A motion to approve was made by Deputy Mayor Hannagan and seconded by Mayor Sperry. All were in favor and the resolution was adopted.

Resolution No. 2024-17 of the Mayor and Counsel supporting an amendment of the Fair Housing Act as proposed by the New Jersey State Institute of local government attorneys.

Solicitor Vigilante explained this is in support of a proposed amendment to the current Fair Housing Act where the standards by which the townships obligation would be assessed. The new standard if accepted would be more favorable to the township and reasonable to obtain.

A motion to approve was made by Deputy Mayor Hannagan and seconded by Mayor Sperry. All were in favor and the resolution was adopted.

The State of New Jersey's Farmland Preservation Program has requested approval to begin the application process of placing Block 6, lot 9.01 into the farmland preservation program.

A motion to approve was made by Deputy Mayor Hannagan and seconded by Mayor Sperry. All were in favor and the request was approved.

Mayor Sperry was informed of a property with over 3000 used tires being stored onsite. The address was given incorrectly so a letter to clarify has been sent. The property is believed to be located on the corner of Pecks Corner Cohansey Rd. and Telegraph Rd. Once the address is verified the zoning officer will be notified and further steps to resolve the issue will be taken.

Ed Counsellor on behalf of Streets and Roads committee commented that they are working to get the excess leaves cleaned up from around the storm drains.

A motion was made by Deputy Mayor Hannagan to open the meeting to the public and was seconded by Mayor Sperry. All were in favor.

Pete Mattiace of Hilliard Ave. wanted information on how to apply to the planning board. Mayor Sperry indicated that she did receive his email and sent a response with the needed information.

Mrs. Fox made a statement that the township owns property on New Bridge Rd., she was not sure of the address, that also has numerous amounts of used tires. Ed Counsellor verified he knows where the property is located and Mayor Sperry agreed to look into the issue.

Don Peyre-Ferry of the Quinton Fire Company asked in situations such as the property with excess tires or a property that may be in disrepair, what is the process to report these issues to try and get them resolved. He is concerned for the fire departments safety should they need to respond to a call. Mayor Sperry responded that there is paperwork to be filled out and turned into the zoning officer. The officer will notify the property owner and they have a certain time frame to respond, if no response he must send notification a second time, if still no response he will notify the court system. Sadly, the process can be quite lengthy.

Solicitor Vigilante suggested appointing a fire code violation officer. She will look into the process to have one appointed for the township.

Don Peyre-Ferry announced that the Fire Company is hosting Santa Clause on December 21st at 5:00 and he will be driving around town for about three hours. Joanne Mathis of Cross Rd. asked if the golf course is listed as residential or commercial? Solicitor Vigilante said the property is listed as code 4A which is commercial.

Joe Elwell stated the building at Wild Oaks is now complete and wants to know if taxes are being paid on the new structure. Mayor Sperry responded the township notified a cease and desist on the property. Solicitor Vigilante responded that much of what will need to happen will depend on the outcome of the scheduled Ag board meeting that is being held later in the week and if the property is deemed a right to farm use.

Larry Winkels stated it was his understanding that applicant from the Wild Oaks property stated the land is farm assessed and if so that does not permit hunting. Mayor Sperry responded the property is not farm assessed at this time.

Ken Waters asked if there has been a change of use at Wild Oaks property and if not, it is still just a golf course? Solicitor Vigilante responded that at this time there has been no change of use.

A motion to close the public portion of the meeting was made by Deputy Mayor Hannagan and seconded by Mayor Sperry. All were in favor.

Mayor Sperry announced the year end close out meeting will be Dec. 30th at 4:30 and the township reorganization meeting is January 7th at 6:00.

A motion to adjourn was made by Deputy Mayor Hannagan and seconded by Mayor Sperry. All were in favor and the meeting was adjourned at 6:24pm.

