

Township of Hamilton, NJ  
October 1, 2014

A meeting of the Township of Hamilton Industrial Commission was held on the above date with Chairman Gordon Craig presiding.

Present Members: Jack Carson, Ariane Newman, Charles Pritchard and James Rhodes.

Also present were Solicitor, Robert Sandman, Marketing Agent, Tony DiDio, Smart Growth Committee Liaison, Aline Dix, and Philip Sartorio, Director of Community Development.

Absent Members: Michael Collazo and Rocco Policarpo.

Compliance with the Open Public Meetings Law was acknowledged.

Announcements: Mr. Sandman stated the front of the building is closed due to the front door having no access. There are signs on 13<sup>th</sup> Street directing people to the back of the building. The back door also has a sign indicating access to the building. This is an open public meeting despite the fact that both doors are not opened.

Approval of Minutes: The September 3, 2014 meeting minutes were tabled because only three of the five members who were present at the previous meeting are in attendance at this evening meeting. (Mr. Pritchard, Mr. Rhodes and Mr. Craig).

Mr. Pritchard moved, seconded by Mr. Carson to approve the minutes of the May 7 meeting. SAID MOTION CARRIED WITH FOUR (4) MEMBERS VOTING "AYE," NO "NAY," and ONE "ABSTAIN."

ROLE CALL VOTE ON THE ABOVE MOTION:

Mr. Carson-Aye  
Ms. Newman-Abstain  
Mr. Pritchard-Aye  
Mr. Rhodes-Aye  
Mr. Craig-Aye

At 6:03 pm Mr. DiDio walked to the front door and Mayor Silva walked to the back door to locate Mr. Christopher Taylor.

Discussion of Carmen Fichetola Park & Robert RaVell Blvd: Mr. Craig and Mr. Sandman found a suitable location for the plaque (SE corner). They would like to use the same kind of sign (blue with silver trim & white letters) as the County of Atlantic has. Mr. Sandman will contact a sign company to build a sign (2' x 18") to match the existing signs.

Mr. Craig suggested the sign have the same wording as the proclamation which was issued. He will also contact a sign company that he has worked with for an estimate.

Presentation by Christopher Taylor: Mr. Taylor stated his company (Cristofe Luis Inc.) would like to lease a 10 acre parcel of land for 15 years for his solar farm for \$350,000.00. The township will receive a credit of 10% annually on their electric bill. After 15 years there could be an option to renew the lease or to remove the panels to restore to natural state.

Mr. Carson reiterated the key points of the proposal (mentioned above).

Discussion ensued regarding solar credits and the municipality's electric bill.

Mr. Silva asked if the land was going to be cleared & fenced in. Mr. Taylor replied yes.

Mr. Silva noted that the Courthouse has a large solar array over the parking lot & encouraged Mr. Taylor to view it.

Mr. Silva invited Mr. Taylor to attend a Committee meeting to give a power point presentation regarding this project.

Mr. Craig commented that members of the Industrial Commission are intrigued by this proposed project.

Ms. Dix asked Mr. Taylor if he checked with Atlantic Electric would be able to handle the solar structure and he replied he will look into it. He will also contact the Township when he is ready to return with a presentation.

Mr. Craig expressed his concerns to Mr. Silva and Ms. Dix about the road work on Atlantic Avenue. Mr. Silva will contact the Township Engineer regarding procedures with the asphalt cutting and patching.

Discussion ensued as to the landfill and solar panels.

Executive Session: Mr. Pritchard moved, seconded by Mr. Carson to enter into Executive Session to discuss Avalon Limousine. SAID MOTION CARRIED WITH ALL MEMBERS VOTING "AYE", NO "NAY", NO "ABSTAIN".

Mr. Carson moved, seconded by Ms. Newman to rescind the motion to enter into Executive Session. SAID MOTION CARRIED WITH ALL MEMBERS VOTING “AYE”, NO “NAY”, NO “ABSTAIN”.

Mr. Craig noted that the Industrial Commission has been put on the agenda for the 10/20/14 Committee meeting regarding a presentation of the Pilot Program. Dr. Busler will also attend to answer any questions. Mr. DiDio will also be in attendance.

Mr. Sartorio commented that in order to move forward with Tax Abatement, the Industrial Park would have to be designated as an area that is in need of redevelopment. The State has adopted new guidelines for local housing & redevelopment laws therefore the prior study will have to be looked at again.

Mr. Sandman will have one of the attorneys from his office that is familiar with these guidelines present at that meeting. He also commented that the presentation should be brief.

Public Comments – Chairman Craig opened the public portion of the meeting. Ms. Aline Dix was asked to be kept informed regarding the dedication of the road.

Chairman Craig asked if anyone else would like to speak during the public portion of the meeting. Mr. Pritchard moved, seconded by Mr. Carson to close the public portion of the meeting. SAID MOTION CARRIED WITH ALL MEMBERS VOTING “AYE”, NO “NAY”, NO “ABSTAIN”.

Executive Session: Mr. Pritchard moved, seconded by Mr. Carson to enter into Executive Session to discuss Avalon Limousine. SAID MOTION CARRIED WITH ALL MEMBERS VOTING “AYE”, NO “NAY”, NO “ABSTAIN”.

Mr. Sandman stated at 7:30 pm this meeting is now in the open session and the matter discussed in the Executive Session was limited to that subject only. No other matters were discussed. No action was taken with respect to the dialogue that occurred in executive session.

Report from Solicitor: There were none.

Report of Marketing Agent: There were none.

Report of Subcommittees: There were none.

Adjournment – Mr. Pritchard moved, seconded by Ms. Newman, to adjourn the meeting at 7:31 pm. SAID MOTION CARRIED WITH ALL MEMBERS VOTING “AYE”, NO “NAY”, NO “ABSTAIN”.

Respectfully submitted,

Deborah Ohnemuller, Interim Secretary