

MAPLE SHADE TOWNSHIP COUNCIL
REGULAR SESSION AGENDA
SEPTEMBER 18, 2025 – 6:30 P.M.

CALL TO ORDER:

PLEDGE OF ALLEGIANCE:

PUBLIC NOTICE of this meeting, pursuant to the Open Public Meetings Act, has been given by the Township Council in the following manner:

1. Notifying the Township Clerk July 23, 2025.
2. Mailing Notice to the Courier Post, The Central Record and Burlington County Times on July 23, 2025.
3. Posting Notice on the Official Municipal Bulletin Board on July 23, 2025.

Anyone from the public wishing to speak will be permitted to address comments to the Council during public participation portions only. Those wishing to speak should stand up to the podium, state their name and their address prior to making any comment. Each member of the Public will be given one (1) opportunity and up to five (5) minutes, unless otherwise determined by the Council, during each Public Portion to address comments to the Council. A draft agenda has been posted on the Township webpage and bulletin board in the Municipal Building.
Please place all phones on mute to alleviate the disruption of the meeting.

ROLL CALL

PRESENTATION – EMPLOYER SUPPORT OF THE GUARD AND RESERVE

OPEN BOARD OF HEALTH MEETING

Reports –

Public Participation

Motion to Close:	Second:	Comments:	All in Favor:
Motion to Adjourn:	Second:	All in Favor:	

ORDINANCE(S) INTRODUCTION AND FIRST READING

Ordinance No. 2025-17 AN ORDINANCE OF THE TOWNSHIP OF MAPLE SHADE, COUNTY OF BURLINGTON AND STATE OF NEW JERSEY AMENDING CHAPTER 4, ARTICLE IX 4-42(F) OF THE TOWNSHIP CODE

Motion for Introduction:	Second:	Comments:	Roll Call:
Publication Date:		Public Hearing:	

ORDINANCES(S) SECOND READING AND PUBLIC HEARING

Ordinance No. 2025-10 BOND ORDINANCE AUTHORIZING THE COMPLETION OF VARIOUS CAPITAL IMPROVEMENTS AND THE ACQUISITION OF VARIOUS PIECES

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OF EQUIPMENT IN AND FOR THE TOWNSHIP OF MAPLE SHADE, COUNTY OF BURLINGTON, NEW JERSEY; APPROPRIATING THE SUM OF \$2,045,000 THEREFOR; AUTHORIZING THE ISSUANCE OF GENERAL OBLIGATION BONDS OR BOND ANTICIPATION NOTES OF THE TOWNSHIP OF MAPLE SHADE, COUNTY OF BURLINGTON, NEW JERSEY, IN THE AGGREGATE PRINCIPAL AMOUNT OF UP TO \$1,725,050 MAKING CERTAIN DETERMINATIONS AND COVENANTS; AND AUTHORIZING CERTAIN RELATED ACTIONS IN CONNECTION WITH THE FOREGOING

Open to Public

Motion to Close:	Second:	Comments:	All in Favor:
Motion to Adopt:	Second:	Comments:	Roll Call:

Ordinance No. 2025-11 BOND ORDINANCE AUTHORIZING THE COMPLETION OF VARIOUS UTILITY CAPITAL IMPROVEMENTS AND THE ACQUISITION OF VARIOUS PIECES OF UTILITY EQUIPMENT IN AND FOR THE TOWNSHIP OF MAPLE SHADE, COUNTY OF BURLINGTON, NEW JERSEY; APPROPRIATING THE SUM OF \$2,170,000 THEREFOR; AUTHORIZING THE ISSUANCE OF GENERAL OBLIGATION BONDS OR BOND ANTICIPATION NOTES OF THE TOWNSHIP OF MAPLE SHADE, COUNTY OF BURLINGTON, NEW JERSEY, IN THE AGGREGATE PRINCIPAL AMOUNT OF UP TO \$2,066,500 MAKING CERTAIN DETERMINATIONS AND COVENANTS; AND AUTHORIZING CERTAIN RELATED ACTIONS IN CONNECTION WITH THE FOREGOING

Open to Public

Motion to Close:	Second:	Comments:	All in Favor:
Motion to Adopt:	Second:	Comments:	Roll Call:

Ordinance No. 2025-12 AN ORDINANCE OF THE TOWNSHIP OF MAPLE SHADE, COUNTY OF BURLINGTON, STATE OF NEW JERSEY, AMENDING THE TOWNSHIP CODE, CHAPTER 205 “ZONING,” SECTON 113 AND 114 “REQUIREMENTS FOR CANNABIS RETAILERS”

Open to Public

Motion to Close:	Second:	Comments:	All in Favor:
Motion to Adopt:	Second:	Comments:	Roll Call:

Ordinance No. 2025-14 AN ORDINANCE OF THE TOWNSHIP OF MAPLE SHADE, COUNTY OF BURLINGTON, STATE OF NEW JERSEY, AMENDING THE TOWNSHIP CODE TO ADD CHAPTER 155 “HOUSING CODE”

Open to Public

Motion to Close:	Second:	Comments:	All in Favor:
Motion to Adopt:	Second:	Comments:	Roll Call:

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Ordinance No. 2025-15 AN ORDINANCE OF THE TOWNSHIP OF MAPLE SHADE, COUNTY OF BURLINGTON, STATE OF NEW JERSEY, ACCEPTING A SIDEWALK EASEMENT WITHIN BLOCK 189.03, LOTS 5 AND 5.02

Open to Public

Motion to Close:	Second:	Comments:	All in Favor:
Motion to Adopt:	Second:	Comments:	Roll Call:

Ordinance No. 2025-16 AN ORDINANCE OF THE TOWNSHIP OF MAPLE SHADE, COUNTY OF BURLINGTON, STATE OF NEW JERSEY, AMENDING THE TOWNSHIP CODE TO ADD CHAPTER 154, ARTICLE II “SHORT TERM RENTALS”

Open to Public

Motion to Close:	Second:	Comments:	All in Favor:
Motion to Adopt:	Second:	Comments:	Roll Call:

PUBLIC PORTION (for Consent Agenda Items) - Members of the public wishing to speak will be permitted to address comments or questions to the Council regarding resolutions listed under the Consent Agenda only. Those wishing to speak should step up to the microphone and state their name and their address prior to making any comment. Each member of the public will be given one (1) opportunity and up to five (5) minutes during this Public Portion.

Motion to Close:	Second:	All in Favor:
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CONSENT AGENDA

Resolution No. 2025-R-170 RESOLUTION AUTHORIZING ESTABLISHMENT OF LIEN FOR PROPERTY MAINTENANCE FOR BLOCK 189.01 LOT 5

Resolution No. 2025-R-171 RESOLUTION GRANTING REQUEST FOR ROAD CLOSURE FOR FARMHOUSE LANE BLOCK PARTY

Resolution No. 2025-R-172 AUTHORIZING THE USE OF THE MUNICIPAL LOT, GAZEBO PARK AND TEMPORARY STREET CLOSURE FOR THE 2025 HOLIDAY FEST

Resolution No. 2025-R-173 AUTHORIZING THE TEMPORARY CLOSURE OF THE MUNICIPAL PARKING LOT AND BRUBAKER LAND FOR THE MAPLE SHADE RECREATION DEPARTMENT’S 3RD ANNUAL TOUCH-A-TRUCK EVENT SUNDAY OCTOBER 5, 2025

Resolution No. 2025-R-174 AUTHORIZING THE APPOINTMENT OF JOSEPH MONTALTO AS MUNICIPAL JUDGE OF THE MUNICIPAL COURT OF THE TOWNSHIP OF MAPLE SHADE, IN THE COUNTY OF BURLINGTON TO FILL THE UNEXPIRED TERM

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Resolution No. 2025-R-175 RESOLUTION TO DECLARE BLOCK 41, LOT 5 AS TAX EXEMPT AND TO CANCEL TAXES FROM AUGUST 20, 2025 THROUGH DECEMBER 31, 2025

Resolution No. 2025-R-176 RESOLUTION TO DECLARE BLOCK 1.02, LOT 8 AS TAX EXEMPT AND TO CANCEL TAXES FROM AUGUST 25, 2025 THROUGH DECEMBER 31, 2025

Resolution No. 2025-R-177 RESOLUTION TO DECLARE BLOCK 175, LOT 7 AS TAX EXEMPT AND TO CANCEL TAXES FROM SEPTEMBER 9, 2025 THROUGH DECEMBER 31, 2025

Resolution No. 2025-R-178 AUTHORIZE PURCHASE OF A 2026 FORD F350 UTILITY / CRANE TRUCK UNDER NEW JERSEY BERGEN COUNTY CO-OP NO. BC-BID-24-43

Resolution No. 2025-R-179 RESOLUTION AMENDING PROFESSIONAL SERVICES AGREEMENT WITH DONALD M. DOHERTY, ESQ.

Motion to Approve Consent Agenda:

Second:

Comments:

Roll Call:

APPROVAL OF EXPENDITURE LIST

CURRENT FUND	\$ 4,642,776.32
UTILITY FUND	\$ 545,402.30
GENERAL CAPITAL FUND	\$ 38,108.42
UTILITY CAPITAL FUND	\$ 67,109.65
TRUST FUND	\$ 32,337.50
GRANT FUND	\$ 5,274.50

Motion to Approve:

Second:

Comments:

Roll Call:

APPROVAL OF AUGUST 2025 MINUTES

Motion to Approve:

Second:

Comments:

Roll Call:

PUBLIC PORTION

Motion to Close:

Second:

All in Favor:

STAFF AND PROFESSIONAL COMMENTS

OLD BUSINESS

1. Operations
2. Engineer's Report

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3. Site Plan
4. Sustainable Maple Shade

NEW BUSINESS

1. RFPs – going out October 14th and returned November 12th.

Resolution No. 2025-R-180 Resolution to Meet in Executive Session for the following:

1. Matters Relating to the Purchase, Lease or Acquisition of Real Property or the Investment of Public Funds
2. Matters Relating to the Employment Relationship – Employee #099186

Motion to Close: Second: All in Favor:

Formal action may be taken upon the conclusion of Closed Session.

(Mayor of the Township Council then declares the meeting closed and directs that the tape be shut off. At conclusion of closed portion, Mayor of Township Council calls for a motion to reopen the meeting and turn the tape on.)

Motion to Open: Second: All in Favor:

MOTION TO ADJOURN UNTIL TOWNSHIP COUNCIL MEETING SCHEDULED FOR
OCTOBER 16, 2025, AT 6:30 PM

Motion: Second: All in Favor:

Notice is being forwarded in accordance with The Open Public Meetings Act – 9/16/25.