

**Planning/Zoning Board
TOWNSHIP OF GREENWICH
REGULAR MEETING
Monday, July 6, 2020 at 7:30 P.M.
GoToWebinar Electronic Meeting due to COVID-19**

I. Meeting called to order & Open Public Meeting Act:

The regular meeting was called to order by Chairwoman Watson acknowledging as required by the Open Public Meetings Act, that “adequate notice of this meeting was provided in compliance with the Open Public Meetings Act by notifying South Jersey Times on January 23, 2020.”

II. Roll Call:

Present: Mayor Reinhart, Ms. Watson, Mr. Ivanick, Mr. Riley, Mr. Henry, Mr. Pisarski

Absent: Mr. Lamanteer, Mr. Hedges, Mr. Bostwick, Mr. Mangiafico, Ms. Bacon

Also present: Mr. DeSimone, Solicitor and Renée Brecht-Mangiafico, Secretary

III. Approval of Minutes:

June 5, 2020 – Mr. Riley made motion to accept; Mr. Ivanick seconded. All in favor with one abstention by Mayor Reinhart.

IV. Historic District Research Project

Joan Berkey, Consultant updated the board on her progress of the historic district research project. The report is attached as part of the official record. Noted that 1685 would likely begin the period of significance. Mr. Ivanick made motion to accept the report to the minutes; Mr. Riley seconded the motion; all in favor.

A motion made by Mr. Riley and seconded by Mr. Ivanick to accept both the report and the invoice; all were in favor.

V. Applications:

- Application 8-2019 1033 Ye Greate Street:
 - Proposed to raise the height of the house by regrade an additional 8” and an additional course the house, with basement windows also raised (total of 8”). An additional 10” of foundation will show, and per Ms. Watson, it is in keeping with other houses in the historic district. Mr. DeSimone confirmed that this will address concerns with low lying ground and suggested that it be confirmed with the County that it does not affect the septic, which has already been approved. Ms. Maxwell stated that she will

confirm. Mr. Henry pointed out that this is an acceptable strategy for ground water issues in coastal areas and historic areas. Mr. Henry made a motion for approval; Mr. Riley seconded; all in favor. Mr. DeSimone recommended an historic resolution to approve the increased grade and additional course. Mr. Riley made motion to accept, Mr. Ivanick second; all were in favor.

VI. **Resolutions:**
Resolution #4-2020

Mr. Riley made a motion to accept the resolution; Mr. Ivanick seconded; all in favor.
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VII. **Old Business:**

- Vacant Property List Updates – no updates

VIII. **New Business:** none

IX. **Bill Review:**

No other bills.

X. **Public Comment**

On motion of Mr. Ivanick, seconded by Mr. Riley to open to public comment, unanimously carried. No comments were presented by public. On motion of Mr. Ivanick, Mr. Riley seconded to close public comment, unanimously carried.

Adjournment:

On motion of Mr. Riley, seconded by Mr. Ivanick to adjourn, unanimously carried.

Respectfully submitted,

Renée Brecht-Mangiafico
Secretary



Jean Berkey
Historic Preservation Consultant

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Greenwich Township Planning and Zoning Board
Cumberland County, New Jersey

Consultant's Report
Greenwich National Register Historic District
Additional Information and Potential Expansion
June 30, 2020

Penny and I met on two separate days in June, walking the village, looking at the various buildings, and discussing the period of significance, district boundaries, and other aspects of the historic district. At our first meeting we also met with archaeologist Lu Ann de Cunzo and discussed her role in the research and writing process. She agreed to research the Native American presence, look over historic maps, and give guidance on various industries that operated in Greenwich over the years but today exist in archaeological contexts only. We are waiting for the state preservation office to weigh in on the period of significance—does it start with the 1676 agreement that stipulates creating the town or with the date of the first deed (1685) by Fenwick's executors to town lot purchasers? Penny, Lu Ann, and I agree that it should end with 1961, the date the Watson canning factory stopped production entirely, but we will also run that by the SHPO.

As a result of our discussions, Penny and I developed a list of the areas in which we plan to argue the district's significance in the nomination and they are as follows:

Criterion A: association with events that have made a significant contribution to the broad patterns of our history

Exploration/Settlement + Community Planning/Development --these are intertwined, Fenwick's "colony" settlement and vision for two towns, Greenwich the best preserved of the two

Maritime History (ship building and repair, shipping, and oystering)

Education (1725 free school lot, Quaker schools, public schools, Old Stone School)

Commerce (early port of entry, one of three in NJ in the early 18th century)

Agriculture (canning, tomatoes, asparagus, possibly cranberries with Geo. B. Wood)

Politics (tea burning event, 12-22-1774; Concessions and Agreements of 1677 laid foundation for organization, civil liberties, freedom of religion, etc.)

Religion Greenwich is nationally significant as the best preserved Quaker village in the Delaware Valley, retaining the highest degree of integrity and context. Greenwich's Quaker tolerance allowed/fostered the presence of Episcopalians, Presbyterians, and Baptists. We

will also be able to tie in the Underground Railroad since Quakers John Sheppard and Clarkson Sheppard were both involved and both of their houses still stand within the district.

Criterion B: association with the lives of persons significant in our past

Dr. George Bacon Wood—his contributions to medicine and his garden/farm interests in Greenwich (his house in Phila. no longer stands, but his birthplace/summer residence in GW does)

Job Bacon, who had the first canning factory in Greenwich est. about 1869

Criterion C/architecture:

For Greenwich's well-preserved collection of historic buildings that date from ca. 1690 to the mid-20th century and represent the styles of Post-Medieval English, Georgian, Federal, Greek Revival, Italianate, Queen Anne, Colonial Revival, and more. They include a diverse range of building types—schools, stores and shops, churches/meetinghouses, outbuildings, inns, an office, one- and two-family houses—built in stone, brick, and wood frame.

Criterion D/archaeology:

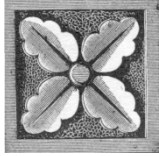
Native Americans—plenty of below ground artifacts found throughout the district, Lu Ann is investigating this further
industries of lime kiln, ship building and repair, oystering, fulling mill, canning (three locations)
site of market

Penny and I approached the county historical society in June, asking for special permission that would allow me—masked and social distanced—to use their research library. However, their board voted against it. So, after getting permission from Watson & Henry to use one of their tables and their copy machine, I developed “plan b” which was approved. Under this plan, I submit a list of folders and other research materials that are placed in a banker's box for me. I pick them up at Lummis Library in the morning, review them at Watson & Henry, make the copies I need, then return the box to Lummis Library in the afternoon with a list of materials needed for the next visit. I have done this four times. The Library is re-opening on Wednesday (the 8th) and I've already made my reservation. They are also willing to continue with “plan b” as needed.

Penny and I invited Andrea Tingey, our contact at the SHPO, to meet with us in August to walk the district and discuss our concerns. However, Andrea told us that the state has not yet figured out how to disinfect each state car after it is used, and they are not allowed to use their personal cars for state business. So, we have set up a Zoom meeting with her for Monday, July 6th to discuss our concerns about boundaries, period of significance, and areas of significance. We still need her to visit in person, however and will set that up once state cars are available for use.

Respectfully submitted,





Joan Berkey
Historic Preservation Consultant

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**INVOICE FOR CONSULTING SERVICES
Greenwich National Register Historic District
Additional Information and Potential Expansion**

Submitted to:
Greenwich Township Planning and Zoning Board
Cumberland County, New Jersey

June 30, 2020

Per the payment schedule on page 5 of the contact:
“the consultant will invoice the township on a monthly basis from January
through December 2020”

For work completed in June 2020.....\$1,200.

Balance Due.....\$1,200.