

RESOLUTION NO. # ZB-2026-9
TOWNSHIP OF WILLINGBORO ZONING BOARD
THE HOLDING OF A CLOSED SESSION OF A MEETING
OF THE ZONING BOARD

WHEREAS, the New Jersey Open Public Meetings Act, N.J.S.A. 10:4-6 et seq., permits a public body to exclude the public from portions of a meeting at which specific matters set forth in N.J.S.A. 10:4-12(b) are discussed.

WHEREAS, a request has been made to convene a closed session of the Township of Willingboro Zoning Board on March 4, 2026, consistent with the provisions of N.J.S.A. 10:4-12(b).

NOW, THEREFORE, upon motion duly made and seconded and passed by a vote of seven (7) in favor and zero (0) opposed, **BE IT RESOLVED** by the Township of Willingboro Zoning Board, County of Burlington, State of New Jersey, that a closed session of the Zoning Board meeting be convened to discuss one or more of the following categories as noted:

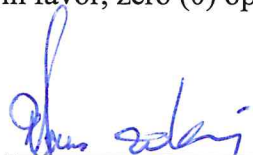
1. Any matter which, by express provision of federal law, state statute or rule of court is rendered confidential or excluded from the public portion of the meeting.
2. Any matter in which the release of information would impair the right to receive funds from the United States Government.
3. Any material the disclosure of which constitutes and unwarranted invasion of privacy as set forth in N.J.S.A. 10:4-12(b)(3).
4. Any Collective Bargaining Agreement or the terms and conditions which are proposed for inclusion in any Collective Bargaining Agreement, including the negotiation of the terms and conditions thereof with employees or representatives of employees.
5. Any matter involving the purchase, lease or acquisition of real estate with public funds, the setting of banking rates or investment of public funds where it could adversely affect the public interest if discussions of such matters were disclosed.
6. Any tactics and techniques utilized in protecting the safety and property of the public and any investigations of violations or possible violations of law.
7. Any pending or anticipated litigation or contract negotiations in which the Zoning Board is or may become a party.

- X 8. Any matters falling within the attorney/client privilege to the extent that confidentiality is required for the attorney to exercise his/her ethical duties as a lawyer.
 - A. Legal Opinion/Analysis – Board Member Conflict of Interest
 - B. Zoning Board Member Training – Legal Advice
- 9. Any matter involving the employment, appointment, termination of employment, terms and conditions of employment and other categories set forth in N.J.S.A. 10:4-12(b)(8).
- 10. Any deliberations occurring after a public hearing that may result in the imposition of specific civil penalty or the suspension or loss of a license or permit as set forth in N.J.S.A. 10:4-12(b)(9).

BE IT FURTHER RESOLVED that the general nature of the subjects to be discussed relates to the identified legal opinions/analysis/advice identified above and litigation (United Hearts Islamic Academy, LLC v. Zoning Board of the Township of Willingboro, Case No. 1:26-cv-00659 and Mitchell v. Township of Willingboro and Township of Willingboro Zoning Board of Adjustment, Docket No. A-1496-24). No formal action is to be taken in closed session.


BE IT FURTHER RESOLVED that it is unknown at this time as to the time when and the circumstances under which the discussion conducted in closed session will be disclosed to the public.

The foregoing action was approved and memorialized by the Township of Willingboro Zoning Board on March 4, 2026, by a vote of seven (7) in favor, zero (0) opposed.



 Marcus King, Zoning Board Chair

Attest:



 Latoya Cooper-McBride,
 Zoning Board Secretary