

**MINUTES OF A CLOSED EXECUTIVE SESSION OF THE BOARD OF  
COMMISSIONERS OF THE TOWNSHIP OF HADDON, ON TUESDAY,  
JANUARY 27, 2026 IN THE MUNICIPAL BUILDING AT 7:09 PM TO DISCUSS  
CONTRACT NEGOTIATIONS**

---

A closed executive session of the Board of Commissioners of the Township of Haddon was convened in the Municipal Building, 135 Haddon Avenue, Westmont, NJ on Tuesday, January 27, 2026, at 7:09 PM to discuss contract negotiations and the minutes are not to be made public until required by law.

Commissioner Linhart stated that he wanted to discuss acquiring the two properties destroyed by fire at 7 and 9 Center Street. Mayor Teague responded that properties are owned by two separate private parties and it is his understanding that each property has insurance to re-build the properties. Mayor Teague also stated that he would be adamantly opposed to acquiring the properties through eminent domain. Commissioner Linhart was concerned that the properties would not be able to be re-built as a duplex and they may be re-built as a single-family home. Mayor Teague stated that they would be able to re-build to the previous condition as there are two owners with two separate lots that was previously permitted to be built as a duplex. Commissioner Linhart stated that he thought there was only one owner that owned both parcels. Mayor Teague said it was his understanding that each parcel of the duplex was owned separately. Commissioner Mulroy suggested that Commissioner Linhart review the tax records for 7 and 9 Center Street to verify ownership.

Commissioner Linhart stated that he would like to purchase the two properties and re-zone to allow the construction of a triplex or a quadplex to be built to create affordable housing. Mayor Teague advised Commissioner Linhart that we have an agreement with Fair Share Housing for our affordable housing. Commissioner Linhart stated that it could be middle housing. Mayor Teague further stated that the neighbors may oppose such a change in zoning as it would not be consistent with zoning in that area and there are no quads in Haddon Township. Commissioner Linhart stated that there is a need for more housing. Mayor Teague stated that he was not in favor of a change in zoning at this property. Commissioner Mulroy agreed. The Commissioners agreed to reach out to the owners to check status and to see if each owner intended to sell their properties.

Commissioner Linhart stated that he did not think the Commissioners should reach out to the owner. He suggested reaching out to a realtor and have the realtor reach out. The Commissioners agreed to reach out to a realtor.

Commissioner Linhart next brought up purchasing the vacant property at the corner of Haddon and Cooper to redevelop for additional housing. Mayor Teague responded that the lot is privately owned and the owner is awaiting documentation from the Department of Environmental Protection in regard to a clean up that was performed at the property. Mayor Teague did not think it was a good idea to purchase this property given the potential environmental issues at the site and the cost of the property. Commissioner Mulroy stated

that it may be cost prohibitive for the Township to purchase the site and the Township would then be responsible for any environmental liabilities.

The Closed Executive Session ended at 7:25 PM.

---

Dawn M. Pennock, Municipal Clerk  
January 27, 2026