

**WHITE TOWNSHIP PLANNING BOARD  
555 CR 519, BELVIDERE, NEW JERSEY**

**MINUTES  
MAY 13, 2014**

The regular meeting of the White Township Planning Board was held on Tuesday, May 13, 2014. Present were: Timothy Matthews, Jeff Herb, Sam Race, Robert Mackey, Michael Grossmann, Joseph Phillips, Joseph Magnini, and David Pritchard. Board Member Absent: Bryan Vande Vrede. Also present: Board Attorney Richard Dieterly, Board Engineer Paul Sterbenz, and Board Planner Joseph Layton.

**CALL TO ORDER:**

Chairman Matthews called the meeting to order at 7:30 p.m. He stated that the meeting is being held in accordance with the "Open Public Meetings Act", with adequate notice to the appropriate newspapers and posting on the Township bulletin board.

**OPEN TO THE PUBLIC:**

Chairman Matthews opened the meeting to the public for non-agenda items.

Keith Beccia was present on behalf of Beckett. He stated that it was suggested that he attend this evening to discuss the 2nd phase of their DEP requirements, which is the filling in the back half of the lot. Board Engineer Sterbenz reviewed the history of the application and he stated that he did not feel that he had the authority to approve the work being proposed. Mr. Beccia addressed the DEP permitting process and his frustration in having to request "permission" to fill in the back of the lot, when he has received Preliminary Site Plan approval. Board Attorney Dieterly addressed the approval process and the Board continued to discuss the project and the permitting process with the Applicant. Board Engineer Sterbenz also stated that he does not have copies of all of the necessary correspondence and permits. Mr. Beccia stated that he will have his Engineer provide those copies.

Mr. Magnini made the motion to grant Board Engineer Sterbenz the authority to work with the Applicant's Engineer to address/resolve the issue. Discussion on the motion: Mr. Herb questioned the category of the stream and he commented on the complaints that were made, in regards to the how the site was left, the last time work was done at the site, which was addressed by the Applicant. Board Attorney Dieterly stated that a grading plan should be submitted in accordance with the Township Ordinance #160-81. Motion seconded by Dr. Phillips. In a roll call vote, all were in favor.

**VOTE: 8 AYES**

The motion carried

With there being no further public comment, the meeting was closed to the public

**MINUTES OF PREVIOUS MEETING:**

The minutes of the meeting of April 8, 2014, were distributed to all the Board  
Mr. Magnini made the motion to approve the minutes. Motion seconded by Dr. Phillips. In a voice vote, all were in favor, except for Mr. Grossmann, who was not present at the Board's April Meeting.

**VOTE: 7 AYES**

The motion carried

**OTHER BUSINESS:**

**Highlands Update**

Board Planner Layton stated that he distributed a draft checklist ordinance last month, which the Board went on to review. Mayor Race stated that he is not prepared to take action on the matter this evening. Chairman Matthews asked that everyone review the checklist ordinance and be prepared to discuss it next month.

**Master Plan Re-examination**

Board Planner Layton stated that the Township is coming up on their 10 year anniversary to review the Master Plan, which was discussed with the Board. Board Attorney Dieterly stated that the Township can always adopt a Reexamination Report. Board Planner Layton also reviewed the latest COAH numbers.

Mr. Magnini made the motion to authorize the preparation of a Reexamination Report by Board Planner Layton. Motion seconded by Mr. Grossmann. In a voice vote, all were in favor.

**VOTE: 8 AYES**

The motion carried

**COMPLETENESS:**

**#770 T & G Rental, LLC, Block 64, Lot 8.01**

Board Attorney Dieterly stated that the Applicant has requested an adjournment of their hearing to the Board's June 10th meeting. He asked if the notice was reviewed. Board Secretary Schemm stated that she did confirm that notice was provided to the adjacent property owners; however, she does not have a copy of the actual notice provided. She stated that they will be emailing a copy of the notice and if there is a deficiency in the language it could be addressed in a renote. Board Attorney Dieterly stated that he has requested that they re notice in the Star Gazette. He announced for the public, that the hearing for the subject application is being adjourned and carried to the Board's June 10th meeting.

Dr. Phillips made the motion to carry/adjourn the hearing to the Board's June 10<sup>th</sup> meeting. Motion seconded by Mr. Magnini. In a voice vote, all were in favor.

**VOTE: 8 AYES**

The motion carried

**MEMORIALIZING RESOLUTION:**

**#769 Trinacria LLC, Block 21, Lot 7.03-Preliminary and Final Site Plan**

Board Attorney Dieterly stated that the adoption of the Resolution is being carried to the Board's June 10th meeting.

**BILLS:**

Maser-La Torre Plaza	977.50	Escrow	#50059
Maser-La Torre Plaza	2602.50	Escrow	#50059
Maser-Flowerland	125.00	Escrow	#00757
Maser-DSM	125.00	Escrow	#60013
Maser-T & G Rental	62.50	Escrow	#50060
Maser-T & G Rental	625.00	Escrow	#50060
Maser-Whitetown Realty	187.50	Escrow	#00753
Maser-General	31.25	PBOE	

In a motion made by Mr. Magnini and seconded by Mr. Pritchard, the bills were paid. In a voice vote, all were in favor. Mr. Race abstained.

**VOTE: 7 AYES**

The motion carried.

**ADJOURNMENT:**

With no further business to discuss, a motion was made and seconded to adjourn the meeting at 8:52 p.m. In a voice vote, all were in favor.

Respectfully Submitted:

Alfia Schemm

06/04/14