

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

**MINUTES
OCTOBER 11, 2016**

The regular meeting of the White Township Planning Board was held on Tuesday, October 11, 2016. Present were: Timothy Matthews, Jeff Herb, Bryan Vande Vrede, Joseph Phillips, David Pritchard, Robert Mackey (arriving at 7:40 p.m.), and Drew Kiszona (arriving at 7:38 p.m.). Board Members Absent: Joseph Magnini, Michael Grossmann, and Sam Race. Also present: Board Attorney Dieterly, Board Engineer Sterbenz, and Board Planner Layton.

CALL TO ORDER:

Chairman Matthews called the meeting to order at 7:32 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. With there being no public comment, the meeting was closed to the public

MINUTES OF PREVIOUS MEETING:

The minutes of the meeting of September 13, 2016, were distributed to all the Board Members prior to the meeting.

Dr. Phillips made the motion to approve the minutes. Motion seconded by Mr. Vande Vrede. In a voice vote, all were in favor, except for Mr. Pritchard, who was not present at the September meeting and he abstained.

VOTE: 4 AYES

The motion carried

OTHER:

Affordable Housing Update

Board Engineer Sterbenz stated that there is a mediation session scheduled for this week and he stated that the updated numbers are good and a settlement is being put together.

BILLS:

Maser-Flowerland	266.00 Escrow #00757
Gebhardt-Flowerland	128.00 Escrow #00757
Gebhardt-General	370.00 PBOE

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

VOTE: 5 AYES

The motion carried

OTHER BUSINESS:

The Board discussed the November meeting date, which falls on Election Day. It was agreed that the Board would prefer to cancel the meeting and defer business until the December meeting if possible. The Board also discussed authorizing the Board Engineer to determine completeness, if the Board were to receive a new application.

MINUTES - WHITE TOWNSHIP PLANNING BOARD OCTOBER 11, 2016

Dr. Phillips made the motion to authorize Board Engineer Sterbenz to determine completeness, if an application was to be received. Motion seconded by Mr. Pritchard. In a voice vote, all were in favor.

VOTE: 5 AYES

The motion carried.

Both Mr. Kizonak and Mr. Mackey arrived. Mr. Vande Vrede recused himself and sat in the audience.

NEW BUSINESS:

#779 Flowerland Growers, Block 63, Lot 3-Minor Site Plan/Variances

Dominick Santini, Esq. was present on behalf of the Applicant and he gave a brief overview of the proposal. Board Attorney Dieterly reviewed case law in regards to Township Officials providing expert testimony, which he stated is not applicable in this matter.

Bryan VandeVrede was sworn in and he provided testimony in regards to the proposed additional greenhouse and two water tanks, which was discussed with the Board.

Jess Symonds was sworn in as an Engineer. He stated that they have no concerns in regards to complying with the Board Professionals. He reviewed the proposal, which was discussed with the Board. He stated that he does not see any detriment in the granting of the variances.

Attorney Santini summarized the farming operation and he asked that the Board grant the variances and approve the site plan. Board Attorney Dieterly stated that he has reviewed the language in the notice and has found it to be satisfactory.

Mr. Mackey made the motion to grant the two variances. Motion seconded by Mr. Pritchard. In a voice vote, all were in favor.

VOTE: 6 AYES

The motion carried

Dr. Phillips made the motion to grant the minor site plan. Motion seconded by Mr. Mackey. In a voice vote, all were in favor.

VOTE: 6 AYES

The motion carried

Mr. VandeVrede resumed his position on the Board.

OTHER:

Board Attorney Dieterly stated that he will be retiring in early Spring of 2017 and he stated that Tara in his office would be interested in the position.

Eileen Reichart, in the public, asked if the Board was going to open the Flowerland hearing to the public.

NEW BUSINESS:

#779 Flowerland Growers, Block 63, Lot 3-Minor Site Plan/Variances

Chairman Matthews opened the hearing to the public.

MINUTES - WHITE TOWNSHIP PLANNING BOARD OCTOBER 11, 2016

Eileen Reichart asked about the items that will be grown in the greenhouse, which was addressed by Mr. Vande Vrede.

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

ADJOURNMENT:

With no further business to discuss, a motion was made and seconded to adjourn the meeting at 8:06 p.m. In a voice vote, all were in favor.

Respectfully Submitted:

Alfia Schemm
Board Secretary
12/7/16