

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

**MINUTES
JULY 24, 2019**

The rescheduled July meeting of the White Township Planning Board was held on Wednesday, July 24, 2019. Present were: Timothy Matthews, Robert Mackey, Sam Race, Joseph Phillips, Drew Kiszona, Richard Nieuwenhuis, Chanda Collom, and David Pritchard. Board Member absent: Michael Grossmann. Also present: Board Attorney Tara St. Angelo and Board Engineer/Planner Paul Sterbenz.

CALL TO ORDER:

Chairman Matthews called the meeting to order at 7:31 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.

He stated that tonight's meeting is being held in the School Cafeteria to allow all interested parties to attend the meeting. He went on to review the items listed on the agenda.

OPEN TO THE PUBLIC:

Chairman Matthews stated that he would like to open the meeting to the public for non-agenda items and he asked that speakers limit their comments, to under the 5 minutes, to allow more people to speak. He stated that he knows that Tom Bodolsky has a longer presentation this evening and he asked if the public would be alright with letting Mr. Bodolsky speak first. Board Attorney St. Angelo stated that the acoustics in the cafeteria are not the best and she asked that the public refrain from clapping, shouting, cheering, in order to keep the record clear. She stated that she will place a notepad on the podium so that speakers can write down their name and address.

Thomas Bodolsky made a presentation regarding the Master Plan, potential development and their impacts, inconsistencies in the Master Plan, and the need for rezoning.

Theresa Chapman provided her comments requesting that there be a review of various planning documents and that there be a change in zoning and ordinances. She submitted signatures that have been collected.

George Stafford provided his concerns with development.

Anthony Sposaro, Esq., representing Jaindl, reviewed the statutory review of the Master Plan and the request to consider a General Development Plan. He also commented on the concerns that have been raised by Farmers and the potential development of the Jaindl property. He concluded by stating that they wish to be good neighbors and responsible property owners.

Linda Van Seters, a White Township Resident, Joe Phillips, Linda Hendershot, Tom Oliver, Arnold Hyman, a Belvidere Resident, Mark Vreeland, Diane Barker, Karen Rose, Beth Haber, Ann Carlson, Rick Ferrugia, and Bill Rosebrock, provided their comments and concerns.

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

OTHER BUSINESS:

Master Plan Reexamination Discussion

Board Engineer/Planner Sterbenz reviewed the possible topics/issues that could be addressed in a Master Plan Reexamination. Chairman Matthews asked if it would be possible to focus on the Land Use Section of the Master Plan. Mr. Sterbenz stated that he believes that a document could be prepared in the next 60 days. Chairman Matthews suggested that a subcommittee be appointed to work with Mr. Sterbenz on the list of possible topics/issues.

Mr. Mackey made the motion to authorize a review/reexamination of the Land Use portion of the Master Plan. Motion seconded by Ms. Collom. Discussion on the motion: The Board discussed and questioned the 2014 Master Plan Reexamination. In a roll call vote, all were in favor.

VOTE: 8 AYES

The motion carried

Mr. Kiszonak, Mr. Mackey, and Mr. Pritchard agreed to sit on the Master Plan Review Subcommittee.

MINUTES OF PREVIOUS MEETING:

The minutes of the Regular Meeting of June 11, 2019, were distributed to all the Board Members prior to the meeting.

Mr. Nieuwenhuis made the motion to approve the minutes. Motion seconded by Dr. Phillips. In a voice vote, all were in favor.

VOTE: 8 AYES

The motion carried

OTHER BUSINESS:

Local Redevelopment and Housing Law

Deferred

General Development Plan Ordinance-Commercial Industrial Development

Deferred

County of Warren-Rezoning Request

Deferred

BILLS:

Maser-General	1522.50 PBOE
Maser-General	543.75 PBOE
Maser-Chelsea	217.50 Escrow
Gebhardt & Kiefer-Stine	792.00 Escrow

In a motion made by Dr. Phillips and seconded by Ms. Collom, the bills were approved. In a voice vote, all were in favor. Mayor Race abstaining.

VOTE: 7 AYES

The motion carried.

ADJOURNMENT:

With no further business to discuss, a motion was made and seconded to adjourn the meeting at 9:19 p.m. In a voice vote, all were in favor.

Respectfully Submitted:

Alfia Schemm
Board Secretary
10/3/19