

**WHITE TOWNSHIP PLANNING BOARD  
555 CR 519, BELVIDERE, NEW JERSEY  
MINUTES  
AUGUST 14, 2018**

The regular meeting of the White Township Planning Board was held on Tuesday, August 14, 2018. Present were: David Pritchard, Richard Nieuwenhuis, Joseph Phillip, Timothy Matthews, Michael Grossmann, Robert Mackey, Sam Race, and Jeff Herb. Board Members Absent: Chanda Collom and Drew Kiszonak. Also present: Board Attorney Tara St. Angelo, Board Engineer Paul Sterbenz, and Board Planner Joseph 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 Regular Meeting of June 12, 2018, were distributed to all the Board Members prior to the meeting. Mr. Mackey made the motion to approve the minutes. Motion seconded by Dr. Phillips. In a voice vote, all were in favor, except for Mr. Nieuwenhuis and Mr. Race, who were not present at the June meeting and they abstained.

**VOTE: 6 AYES**

The motion carried

**NEW BUSINESS:**

**#785 DSM Nutritional Products, Block 52, Lot 10**

Board Attorney St. Angelo stated that the Applicant is not prepared to move forward and she would suggest that the matter be dismissed, without prejudice, to take it off of the agenda.

Dr. Phillips made the motion to dismiss the application without prejudice. Motion seconded by Mr. Pritchard. In a voice vote, all were in favor.

**VOTE: 8 AYES**

The motion carried

**OTHER:**

**Ordinance Recommendation 2018-04-Amendment to the R-1 Zone**

Board Planner gave a synopsis of the suggested Ordinance that is now before the Township Committee and is presented back to the Board between 1st and 2nd reading.

The meeting was opened to the public.

John Wycoff presented photographs and he stated his concern over the altered natural flow of water that has creating ponding. The Board reviewed the situation and their concerns when grading is modified and it affects neighboring residents. It was noted that the adjacent property had agreed to rectify the water diversion and it was suggested that

a letter be sent to White Town Realty asking them to address the issue with additional follow-up with the Board Engineer. The Board continued to discuss the issue with Mr. Wycoff. Chairman Matthews noted that the Board will be discussing an amendment to the proposed Grading Plan Ordinance.

**Proposed Grading Plan Ordinance Amendment**

Board Engineer Sterbenz addressed the proposed amendment with the Board and possible procedures were discussed at great length. Board Engineer Sterbenz stated that he can review the matter with the WCSCD and then prepare something for the Board's consideration.

The Board then went on to direct Board Engineer Sterbenz to send a letter to White Town Realty in regards to this outstanding issue and their acknowledgement that they were going to address the water and ponding issue.

Dr. Phillips made the motion to authorize Board Engineer Sterbenz to send a letter to White Town Realty, as agreed upon and discussed this evening. Motion seconded by Mr. Race. In a voice vote, all were in favor.

**VOTE: 8 AYES**

The motion carried

The Board discussed rectifying the issues and the agreed upon solution, which was addressed by Mr. Wycoff and the Board.

After a brief discussion, Board Engineer Sterbenz stated that he will send the proposed grading amendment to the WCSCD for their technical advice and comment.

**Ordinance Recommendation #2018-04-Amendment to the R-1 Zone**

Chairman Matthews asked if there was any further public comments or questions. With there being no further public comment or questions, the meeting was closed to the public.

Dr. Phillips made the motion to recommend the Ordinance back to the Governing Body. Discussion on the motion: The Board discussed the procedure and the consistency review. Motion seconded by Mr. Nieuwenhuis. In a voice vote, all were in favor, except for Mr. Race and Mr. Herb, who abstained.

**VOTE: 6 AYES**

The motion carried

**Other**

Board Planner Layton announced that this will be his last meeting, as he is retiring at the end of the month. The Board thanked and congratulated Board Planner Layton. Dr. Phillips suggested that Board Engineer Sterbenz act as the Planner for the rest of the year. The Board agreed.

**September Meeting**

Chairman Matthews stated that Board Secretary Schemm will not be at the September meeting. Board Attorney St. Angelo stated that she will also not be present at the September meeting.

Dr. Phillips made the motion to cancel the September meeting, unless there is an emergency. Motion seconded by Mr. Grossmann. In a voice vote, all were in favor, except for Mr. Race.

**VOTE: 7 AYES**

The motion carried

**Medicinal Marijuana**

Board Attorney St. Angelo reviewed the lasted update in regards to the additional medical marijuana permits. She stated that she will keep the Board apprised of what she finds out after the August 31st deadline.

**BILLS:**

Maser-DSM	637.50	Escrow
Maser-DSM	105.00	Escrow
Maser-DSM	490.00	Escrow
Maser-DSM	2520.00	Escrow
Maser-Whitetown Realty	70.00	Escrow
Maser-Whitetown Realty	245.00	Escrow
Maser-Whitetown Realty	140.00	Escrow
Maser-Whitetown Realty	140.00	Escrow
Maser-General	175.00	PBOE
Maser-General	582.50	PBOE
Maser-General	343.75	PBOE
Maser-General	560.00	PBOE
Maser-Flowerland	35.00	Escrow
Gebhardt & Kiefer - General	2871.50	PBOE
Gebhardt & Kiefer – General	759.50	PBOE
Gebhardt & Kiefer – DSM	165.00	Escrow
Gebhardt & Kiefer-Whitetown Realty	49.50	Escrow
Gebhardt & Kiefer-DSM	214.50	Escrow

In a motion made by Dr. Phillips and seconded by Mr. Mackey, 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 8:53 p.m. In a voice vote, all were in favor.

Respectfully Submitted:

Alfia Schemm  
Board Secretary  
10/4/18