

READINGTON TOWNSHIP PLANNING BOARD
MINUTES

June 10, 2013

A. Attorney Cecil called the meeting to order at 7:30 p.m. announcing that all laws governing the Open Public Meetings Act had been met and that the meeting had been duly advertised.

B. Attendance:

Julia Allen	present
Jerry Cook	present
Elizabeth Duffy	absent
Cheryl Filler	absent
Marygrace Flynn	absent
Betty Ann Fort	present
John Klotz	present
Ronald Monaco	present
Ben Smith	present

Trishka Waterbury Cecil, Esq., Mason, Griffin & Pierson
Elizabeth McManus – Clark Caton & Hintz
Steve Bolio – Ferriero Engineering
Clay Emerson – Princeton Hydro

Betty Ann Fort made a motion to appoint John Klotz, a Class IV member as Acting Chairman. Julia Allen seconded the motion. There were no more nominations. All in Favor, No Nays recorded.

C. Minutes:

1. April 8, 2013 – Julia Allen made a motion to approve the minutes. Jerry Cook seconded the motion. All in favor, no Nays recorded.

D. CORRESPONDENCE:

Julia Allen commented on the environmental assessment for the Leidy Southeast Expansion project meeting notification letter. Public comment can be submitted until the end of June. The scoping meeting will take place on June 13, 2013, 7:30 p.m.

E. OTHER BUSINESS:

Voucher Approval – Betty Ann Fort made a motion to approve the vouchers. Ronald Monaco seconded the motion. All in favor, no Nays recorded.

F. PUBLIC HEARINGS:

1. Rocco Paternostro
Block 36, L. 7
Preliminary Major Subdivision

Jerry Cook stated that he is recused from participating in this hearing and stepped down from the dais.

Lawrence Fox, Esq., informed the board that he is the attorney for the applicant. At the last meeting Mr. Zederbaum concluded his testimony; however, would be available for questions from the board. Additional details were required based upon discussions at the last meeting. Presently the board's professionals have indicated that those outstanding items have been addressed.

Attorney Cecil swore in Steve Bolio of Ferriero Engineering, and reminded the other professionals that they remained under oath from the prior hearing.

Elizabeth McManus stated that pursuant to Clark Caton & Hintz's report dated June 5, 2013, most of the items have been satisfied. There are 3 outstanding items which the applicant should provide, which are: documentation of the homeowners association; the applicant should buffer the pumping station; and the fence surrounding the pumping station should be 6 feet in height. The required fence height is 4 feet. The applicant is proposing 6 feet. This is not a fence for a residence. It is going to screen a utility function.

Steve Bolio stated that John Hansen submitted a report dated June 5, 2013. The applicant has complied with most of the items and any outstanding items could be conditions of approval.

Clay Emerson, Princeton Hydro stated that the most recent submission addresses the points that were discussed at the April meeting. Inclusion of additional soil logs and the demarcation of the soil logs on sheet 7 were provided. The results of those logs did not impede the design of the proposed basin and also the off-site stormwater has been attenuated and diverted downstream and will not be added to the basin. This is a major improvement. They have included an operation and maintenance plan. The Permit Extension confirmation should be provided.

PUBLIC COMMENTS:

There were no comments or questions from the public.

Ron Monaco made a motion to approve the application with all the conditions outlined in the professionals report. Betty Ann Fort seconded the motion.

Roll Call:

Mrs. Allen	aye
Mrs. Fort	aye
Mr. Monaco	aye
Mr. Smith	aye
Chairman Klotz	aye

G. EXECUTIVE SESSION:

Mr. Monaco made a motion to enter into Executive Session at 8:02 p.m. Mr. Cook seconded the motion. All in Favor, no Nays recorded.

RESOLUTION
(Open Public Meetings Act – Executive Session)

WHEREAS, N.J.S.A. 2:4-12, Open Public Meetings Act, permits the exclusion of the public from a meeting in certain circumstances; and

WHEREAS, this public body is of the opinion that such circumstances presently exist:

NOW, THEREFORE, BE IT RESOLVED by the Planning Board of the Township of Readington, County of Hunterdon, State of New Jersey, as follows:

The public shall be excluded from discussion of the hereinafter specified subject matters.

The general nature of the subject matter to be discussed is as follows:

1. Pending litigation: Ryland Developers, LLC v. Township of Readington et al., Docket No. HNT-L-496--09

It is anticipated at this time that the contents of the above discussions will remain confidential.

This Resolution shall take effect immediately.

Certified to be a true copy of a Resolution adopted on June 10, 2013.

Linda Jacukowicz, Coordinator

Betty Ann made a motion to go into Open Session. Julia Allen seconded the motion. All in favor, No Nays recorded.

H. ADJOURNMENT:

Betty Ann Fort made a motion to adjourn at 8:32 p.m. John Klotz seconded the motion. All in favor, No Nays recorded.

Respectfully submitted,

Linda Jacukowicz