

QUINTON TOWNSHIP PLANNING BOARD

JUNE 8TH, 2010

MINUTES

The regular meeting of the Planning Board was called to order at 7:00 p.m. at the Quinton Township Municipal Building by the Chairwoman: Margaret Maxwell-Mood.

Flag salute was held and it was determined that the meeting was posted in a public place and advertised in the two official newspapers.

ROLL CALL: Amy Bradway, Christopher Donelson, James Kates, Margaret Maxwell-Mood, Joanne Nacucchio, Zach Patterson, Carl Schrier, Marjorie Sperry, Jane Turner, Doug Tzaden

Andrew Hogg, Engineer and Laurence M. Divietro, Planner, Adam I. Telsey, Solicitor

ABSENT: Donna Bradway

James Kates brought up that Donna Bradway will not be attending the Planning Board meetings for 6 months and has been granted a leave of absence for 6 months due to the family related matters. There are 2 alternates that will be able to fulfill the obligations of the board members in her absence. Township Committee has also granted Donna 6 months leave of absence.

APPROVAL OF APRIL 13TH, 2010 MINUTES: Motion was made by Margaret Maxwell-Mood to make one change to the minutes by deleting the sentence under New Business "Presentation by the Planner was given for the members regarding responsibility of new members." Motion was seconded by Amy Bradway. Motion carried.

Solicitor Telsey made a statement that at a prior meeting the Board members had voted that applications would be heard for completeness and the entire application at the same meeting. Solicitor Telsey indicated that the Board did reserve the right to break it down and hear the application portion at a later time. At the request of Mr. Levitsky this application will be for completeness only. The Laurel Lake Solar, LLC application will be heard at the July 13th, 2010 meeting.

APPLICATION OF LAUREL LAKE SOLAR, LLC – APPLICATION # 10-7

PROPERTY: WATERWORKS ROAD & BURDEN HILL ROAD

BLOCK 33, LOT 9

USE VARIANCE & SITE PLAN APPROVAL

Appearing for the Applicants;

Ross Levitsky, Esq.

Mr. and Mrs. Dan Pedrick

Chad W. Ingram, PE of Ingram Engineering Services, Inc.

Dan Orzech of Community Energy Solar, LLC

Lawrence M. DiVietro, Jr., PLS, PP, AICP explained every item on the Completeness Review letter dated June 7th, 2010 provided by Land Dimensions Engineering.

Solicitor Telsey gave a short summary of the Completeness Review letter.

Solicitor Telsey recommended that James Kates and Carl Schrier abstain from voting on this application.

Motion was made by Amy Bradway to deem the Application Complete with the conditions that items 6, 7, 8, 9, 11, 12, 13 and 15 are satisfied. Zach Patterson seconded the motion. Motion carried with two abstentions.

RESOLUTION 10-9 “RESOLUTION GRANTING BULK VARIANCE APPROVAL RE: BLOCK 33, LOT 4 (19 WATERWORKS ROAD – MATTHEWS)” Amy Bradway made a motion to approve the Resolution and Joanne Nacucchio seconded the motion. All were in favor. Motion carried.

RESOLUTION 10-10 “RESOLUTION GRANTING BULK VARIANCE APPROVAL RE: BLOCK 2, LOT 22 (8 HEMPLE ROAD – HENGELI)” Doug Tzaden made a motion to approve the Resolution and Zach Patterson seconded the motion. All were in favor. Motion carried.

OLD BUSINESS:

WARREN SOIL REMOVAL PERMIT, ACCESSORY IMPROVEMENTS

BLOCK 35, LOTS 54, 63, 64, 66 & 67

LDE FILE #QTPB APPLICATION 09-17

Letter dated May 26th, 2010 was provided by Andrew Hogg, P.E. providing that conditions 1-10 of Resolution No. 10-8 have been satisfactorily addresses with the exception of items 1-6 of the letter.

Correspondence regarding George S. Griscom Soil Removal Permit, Block 35, Lots 23, 24, 25, 35 & 54, dated May 18th, 2010 by John T. Moore, PE

This is a site inspection report letter.

NEW BUSINESS:

Correspondence regarding NJDEP LOI Application for Joseph McCloskey, Block 29, Lot 15, dated May 21st, 2010, by Aislinn Gandy, Environmental Specialist

This is a notification letter only. No application has been submitted.

Motion was made by Jane Turner to get a card for Donna Bradway and Amy Bradway seconded the motion.

PUBLIC SECTION:

Ellen Sickler requested that the minutes be made available to the public at each meeting. Discussion was held and it was decided that the minutes would be made available, after adoption, for the public at the meetings.

Motion was made by Amy Bradway and seconded by Joanne Nacucchio.

A motion was made to adjourn by James Kates and seconded by Zach Patterson. All were in favor and the meeting was concluded at 7:45 p.m.