

TOWNSHIP OF QUINTON PLANNING BOARD
SEPTEMBER 13TH, 2011
MEETING MINUTES

The regular meeting of the Planning Board was called to order at 7:00 p.m. at the Township of Quinton Municipal Building by Vice-Chairwoman, Marjorie Sperry.

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, James Kates, Joanne Nacucchio, Zachary Patterson, Carl Schrier and Marjorie Sperry

Absent: Edward Counsellor, Christopher Donelson, Robin Harmon and Margaret Maxwell-Mood

Leave of Absence: Doug Tjaden

Also present: Gary M. Salber, Esq., Lawrence DiVietro, P.E., Andrew Hogg, P.E. and Bonita Bell.

APPROVAL OF AUGUST 22nd, 2011 SPECIAL MEETING MINUTES: Motion was made by Joanne Nacucchio to approve the Minutes and Zachary Patterson seconded the Motion. Amy Bradway abstained from voting. Everyone else was in favor and the Minutes were approved.

RESOLUTIONS:

RESOLUTION NO. 2011-16 – DARE

Mr. Salber explained Resolution 2011-16 as outlined and also advised of the conditions set forth in the Resolution as A. through E.

Amy Bradway made a motion to adopt the Resolution and James Kates seconded the motion. All were in favor. So carried.

RESOLUTION NO. 2011-17 - RESOLUTION APPROVING ORDINANCE 2011-09 AMENDING §170-55 OF THE CODE OF THE TOWNSHIP OF QUINTON REGARDING SOIL EXCAVATION

Mr. Salber went over this Resolution for the Board members. Questions were asked and answered by the Board members and professionals. The Master Plan is what we look to for guidance and the Ordinance is the outline of what we are looking to do. A lot of information was gathered and pulled from adjoining towns and many hours were put in by engineers and other professionals to put this Ordinance together to make it compliant with the Master Plan, already in existence. This Resolution is brought up to the Board for endorsement and then it gets sent back to the Township where a public hearing would be held.

A motion was made by Amy Bradway to approve the Resolution and Carl Schrier seconded the motion.

Roll Call:

Amy Bradway - yes

James Kates - yes

Joanne Nacucchio - no

Zachary Patterson - yes

Carl Schrier - yes

Marjorie Sperry - yes

5 - Yes, 1- No

Motion so carried. Resolution adopted.

APPLICATION

2011-07 - MIDFLARE CORPORATION

MARK RANDALL AND CHRISTIAN WARREN, OWNERS

FINAL SITE PLAN APPROVAL AND USE VARIANCE

QUINTON ALLOWAY ROAD, BLOCK 32, LOT 11.01

APPLICANT'S ATTORNEY: JOHN ALICE, ESQ.

APPLICANT'S ENGINEER: CLAY RAGER, PE

APPLICANT'S PLANNING CONSULTANT: TIM KERNAN

APPLICANT'S EXPERT: DR. REGINALD PARKER

John Alice, Esq. spoke on behalf of Midflare Corporation ("Midflare"). The location of the property is on Quinton-Alloway Road and it is 12 ½ acres. Midflare is looking to install a solar field to generate electricity.

Mr. Salber swore everyone in. It was determined that Checklist J will be submitted in October for Preliminary and Final Site Plan approval. Atlantic Electric may want to condition the utility to tie in as a condition of approval. Mr. Regger indicated that he will provide the details at the October meeting.

A public notice will be given to the adjoining property owners as indicated on the 200' list.

OLD BUSINESS

- a. The August 22nd, 2011 letter from Frank Hoerst, III, Esq. regarding Quinton Solar Power I, LLC enclosing Quinton Volunteer Fire Company letter dated August 18th, 2011 was accepted and will be placed in the file.
- b. The August 23rd, 2011 correspondence from Joseph E. Carels, Director of Survey, Land Dimensions regarding Block 10, Lot 11, Randy Dare Legal Description was explained by Mr. DiVietro that the legal description was consistent with the application and the letter was accepted and will be placed in the file.

NEW BUSINESS

- a. Mr. Salber explained that the various emails from John Ford Evans, Esq. would be accepted with the understanding that the Applicant, Erdner Real Estate Holdings, LLC agrees to the extension of time.

At 7:25 p.m. the meeting was opened to the public.

Mr. Edward Saunderlin stated that there is a water problem in that area and wanted to know how much field they were going to use for the solar project. Mr. Saunderlin stated that he has water in his back yard and didn't want anything to make it worse. Mr. Kernan answered Mr. Saunderlin's questions and stated that he would bring more information with him to the October meeting.

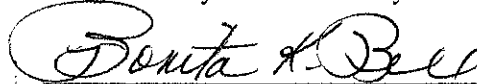
Mr. Bill Remester said that he wanted to go over questions on the Master Plan Amendment as he was not able to attend the meeting when it was discussed. Mr. Salber offered that Mr. Remester could go to the next Township meeting and speak to the

Township Solicitor, Adam Telsey and that his questions could be addressed at that time. Mr. Remester indicated that he would not be able to attend that meeting. It was suggested that Mr. Remester submit, a letter to Mr. Telsey outlining the questions he has and Mr. Telsey would be able to address those questions for him.

At 7:49 p.m. the meeting was closed to the public.

Amy Bradway made a motion to adjourn the meeting. Zachary Patterson seconded the motion. The meeting adjourned at 7:50 p.m.

Respectfully submitted by:



Bonita K. Bell

Approved: October 11th, 2011