

**TOWNSHIP OF QUINTON
COUNTY OF SALEM
RESOLUTION OF THE PLANNING BOARD OF QUINTON TOWNSHIP APPROVING
THE FINAL SITE PLAN APPLICATION OF QUINTON SAND & GRAVEL, LLC
RESOLUTION NO. 2013-12**

WHEREAS, Quinton Sand & Gravel, LLC made an application to the Quinton Township Planning Board for Final Site Plan Approval in regard to property located at Telegraph Road also known as Block 62, Lot 2 on the Municipal Tax Map of Quinton Township (the "Property"); and

WHEREAS, the applicant appeared before the Quinton Township Planning Board on August 14, 2012 and was granted preliminary site plan approval which approval was memorialized by Resolution 2012-10 signed on September 11, 2012 which resolution set forth various conditions to be met in order to be granted final site plan approval; and

WHEREAS, the applicant appeared before the Quinton Township Planning Board on August 13, 2013 seeking final site plan approval and was represented at that meeting by Ann C. Pearl, Esquire; and

WHEREAS, the property consists of 63.88 +/- acres and is located in the P-BR(Rural Density Residential) Zone; and

WHEREAS, the applicant submitted the following information and documents:

1. Correspondence from Stantec Consulting Services dated July 25, 2013.
2. Quinton Township Site Plan Application- Final
3. Preliminary and Final Minor Site Plan prepared by Stantec Consulting Services (4 sheets, dated 6-6-2012, last revised 07-25-2013).
4. Environmental Impact Statement, dated June 6, 2012, revised July 25, 2013.

; and

WHEREAS, the Planning Board Engineering Firm, Land Dimensions Engineering issued a letter report dated August 12, 2013 signed by Lawrence M. DiVietro, Jr. P.L.S., P.P. , A.I.C.P. and Andrew Hogg, P.E. which letter is incorporated herein by reference thereto; and

WHEREAS, pursuant to the previous letter report of Land Dimensions Engineering dated August 6, 2012 and the aforementioned Resolution 2012-10, the applicant made the required revisions for completeness; and

WHEREAS, Clifton W. Quay, P.E., P.P., the applicant's engineer and Clifford Mecouch, a 50% owner of Quinton Sand & Gravel, LLC. appeared at the hearing and were sworn in; and

WHEREAS, the Planning Board conducted a technical review of the site plan and made findings as follows:

1. In regard to the restoration plan, the limits of the proposed restoration along with any proposed landscaped buffers shall be identified on the restoration plan. A typical cross section through the extraction area detailing the proposed final grading of the slope of the restored surface shall be provided and the typical planting details for the proposed landscape buffer trees and shrubs shall be provided.

2. The Quinton Township Environmental Commission shall review the Environmental impact Statement and provide the comments and recommendations by letter to the Board.

3. The applicant shall clarify the observed ground water elevations identified on the site plan, sheet C-102, monitoring well 2 indicates a water elevation of 77 +/- . The plan indicates the resource extraction terminates at elevation 36, which shall be revised to an elevation of 37.

4. The site/grading plan has been revised to connect the 30 foot wide access drive around the permanent body of water to the site access road. A typical detail of the access road shall be provided.

5. The applicant shall be required to construct and show "farm fencing" on the plans with the sequencing thereof and location to be worked out with the Board's Engineers. The fence shall be a minimum of four feet in height. The posts shall be located at intervals of not more than ten feet. The principal concern of the Board relates to the body of water to be created by the project.

6. The applicant has worked and will continue to work with the neighbor Mr. Russell Massey in an attempt to improve the drainage issue and to incorporate a drainage plan on the site plan.

7. The applicant cut the high weeds along Telegraph Road and agrees to keep the weeds under control.

8. The hearing was opened to the public and no comments were made by the public.

9. The approval is subject to other agency approvals prior to obtaining signatures on the Final Site Plan.

NOW THEREFORE BE IT RESOLVED by the Quinton Township Planning Board that the application for Final Site Plan approval be and hereby is granted subject to the following conditions:

A. The applicant shall meet the conditions set forth in items 1 through 7 hereinabove.

B. The application is subject to approval of the following outside agencies if not already received:

1. Quinton Township Environmental Commission.

2. Quinton Township Soil Removal Permit.
3. Salem County Soil Conservation District.
4. Salem County Planning Board.
5. New Jersey Department of Environmental Protection (Fresh Water Wetlands).
6. Any other approvals as may be necessary.

C. The final plans shall not be signed until sufficient escrow has been posted by the applicant to satisfy the invoices of the Boards Professionals.

Dated: October 8th, 2013

ATTEST: Bonita K. Bell
Bonita K. Bell, Secretary

Margaret Maxwell-Mood
Dr. Margaret Maxwell- Mood, Chairperson

Certification

I hereby certify the foregoing to be a true and correct copy of a resolution adopted by the Planning Board of Quinton Township at a regular meeting held on October 8th in the Quinton Township Municipal Building.

Bonita K. Bell
Bonita K. Bell, Secretary