

Middlesex County Planning Board Meeting
75 Bayard Street, 1st Floor, Administration Building,
Freeholder Meeting Room, New Brunswick, NJ 08901
March 12, 2019
3:30 P.M.
Minutes

MEMBERS PRESENT

Mr. Matthew Vaughn, Chairman
Mr. Thomas Pollando, Vice Chairman
Mr. Ronald Sendner, Acting County Engineer
Mr. Jason Freidman
Ms. Rani Goomer
Mr. William Thomas III
Ms. Gail Lala, Alternate
Mr. Erik Wong, Alternate
Steven D. Cahn, Esq., Planning Board Counsel
Ms. Brenda L. Bleacher, Planning Board Secretary

MEMBERS NOT PRESENT

Freeholder Director Ronald G. Rios
Freeholder Charles Kenny
Mr. Jonathan Kopf

STAFF PRESENT

Mr. George M. Ververides, Director, Office of Planning
Ms. Mirah Becker, Supervisor, Environmental Sustainability
Mr. Anthony Gambilonghi, Transportation

PUBLIC PRESENT

Mr. Henry Kent-Smith, Fox Roths Child, Toll Bros., Cranbury
Mr. Jim Majewski, Toll Brothers, Cranbury
Mr. Jay Kruse, ESE, Toll Brothers, Cranbury
Mr. Brian DeMaio, GE Solar
Ms. Ulla Perssam
Mr. Shawn Haussermann

Chairman Vaughan called the meeting of the Planning Board to order at 3:30 p.m. in compliance with the Open Public Meeting Act.

Salute to the Flag.

Moment of Silence.

Secretary, Ms. Brenda L. Bleacher, called the roll and determined a quorum was present.

I. Open Public discussion on resolutions listed on this agenda only - None

Mr. Wong motioned to close the public portion, seconded by Mr. Pollando. Motion was carried unanimously.

II. Administration:
Mr. Thomas Pollando

A. Mr. Ververides reported that the minutes of January 08, 2019 are in the folder for approval.

Mr. Wong moved, seconded by Mr. Pollando, to approve the minutes of January 08, 2019. Motion was carried unanimously.

B. Review the Minutes of May, 2018 and February, 2019.

Mr. Ververides reported that the minutes of May 08, 2018 will be before the Planning Board for review at the April 09, 2019 Planning Board meeting.

Mr. Ververides stated that the February 13, 2019 minutes are in the folder for review.

C. Financial Report –

Mr. Ververides reported that the Financial Reports for January and February, 2019, were not available because of a County system upgrade.

D. Committee Report – None

E. Summary of Zoning and Master Plan Revisions - Mr. Ververides stated that the Summary of Zoning and Master Plan Revisions report is in the folder for review and information.

Mr. Wong moved, seconded by Mr. Pollando, to accept the Summary of Zoning and Master Plan Revisions report. Motion was carried unanimously.

F. Correspondence – All correspondence received since the last meeting has been filed in the Office of Planning for reference.

III. Environmental Sustainability:
Mr. Jason Freidman

A. Committee Report for February 2019:

Ms. Becker stated that the Committee Report for February, 2019 is in the folder. Staff has completed the final version of the draft of the Wastewater Management Plan (WMP). Staff will submit it's final draft to the New Jersey Department of Environmental Protection by mid-March.

Site-Specific Amendments: Woodhaven Village, Block 20001, Lots 5, 16 & 18, Township of Old Bridge, was approved by the Board of Freeholders on March 7, 2019.

Site-Specific Amendments: Roy Satchell, Block 11.01, Lot 1.02-Franklin Township, was approved by the Board of Freeholders on March 7, 2019.

Resilient NJ Grant Program Award: The Grant is comprised of developing a flood control plan for vulnerable areas in Woodbridge Township, Perth Amboy City, the Borough of Sayreville, the Borough of South River and South Amboy City.

Mr. Pollando moved, seconded by Mr. Wong, to approve the Committee Report of February 2019. Motion carried unanimously.

B. Consideration of Amendment to the Lower Raritan-Middlesex County Wastewater Management Plan for Cranbury, Dey Road Residential Development, Block 25, Lot 1, Cranbury Township

Mr. Henry L. Kent-Smith, Fox Rothchild addressed the Committee and stated that there is a settlement with Cranbury Township's application in the courts regarding the Water Quality Management Plan Amendment for Petty Road regarding reconstruction and a new amended agreement.

Mr. Jay Kruse, ESE Construction, stated that the Conceptual Plan show a sewer route force main through Princeton - Plainsboro. The maximum that is proposed for the clubhouse and age restriction lots are 184.

Mr. Wong moved, seconded by Mr. Pollando, to adopt the Amendment to the Lower Raritan-Middlesex County Wastewater Management Plan for Cranbury, Dey Road Residential Development, Block 25, Lot 1, Cranbury Township. Motion carried unanimously.

IV. Transportation:
Mr. Ronald Sendner, Acting County Engineer

A. Committee Report for February 2019:

Mr. Gambilonghi reported that the Transportation Coordinating Committee (TCC) held a meeting on February 26, 2019. Mr. Neile Weissman, a representative from Complete George Coalition made a presentation to request support for the Port Authority of New York and New Jersey to widen existing sidewalks located on the George Washington Bridge.

The Gateway Bridge and Tunnel Project is still on hold. The tunnel infrastructure project features the 108 year old Hudson River rail tunnels that connect New Jersey and Manhattan and considered the most urgently needed infrastructure project in the Nation.

Under the NJTPA, the Woodbridge Township Problem Statement was submitted to NJDOT for improvement of safety, mobility accessibility, and reliability at Route 27, Wood Avenue to Oak Tree Road and Green Street.

Ms. Wong moved, seconded by Ms. Goomer, to approve the Committee Report for February 2019. Motion carried unanimously.

V. Development Review:
Mr. Matthew M. Vaughn

A. Committee Reports for January and February, 2019:

Mr. Ververides stated that the Committee's monthly activities development reports for January and February, 2019 will be presented at the April 09, 2019 meeting.

VI. Comprehensive Planning:
Ms. Rani Goomer

A. Update:

Mr. Ververides reported that the 2040 Comprehensive Master Plan team is moving forward with elements on land use, transportation, health, economic development, housing and demographics.

VII. Other Matters – The next meeting is Tuesday, April 9, 2019.

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VIII. Public Comments –

Mr. Pollando stated that the Academy Bus contract serving the Borough of Sayreville has been extended to the end of June; meanwhile, bus companies are considered.

Mr. Wong motioned to close the public portion, seconded by Mr. Pollando. Motion carried unanimously.

IX. Adjournment:

Since there was no further business to come before the Planning Board, on a motion made by Mr. Wong, seconded by Mr. Pollando, the meeting was adjourned.

Respectfully submitted,

Brenda L. Bleacher
Planning Board Secretary