Middlesex County Planning Board Meeting
75 Bayard Street, County Administration Building, 1st Floor,
Freeholder Meeting Room, New Brunswick, NJ 08901
June 11, 2019
3:30 P.M.
Minutes

MEMBERS PRESENT

Mr. George M. Ververides, Director, Office of Planning, in the absence of the Chairman and Vice Chairman served as Acting Chairman
Mr. Ronald Sendner, Acting County Engineer
Mr. Jason Freidman
Mr. William Thomas III
Mr. Jonathan Kopf
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. Matthew Vaughn, Chairman
Mr. Thomas Pollando, Vice Chairman
Ms. Rani Goomer

STAFF PRESENT

Ms. Mirah Becker, Supervisor, Environmental Sustainability

PUBLIC PRESENT - None

Acting Chairman Mr. George M. Ververides 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 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. Freidman. Motion was carried unanimously.

II. Administration:
Mr. Thomas Pollando

A. Mr. Ververides reported that the minutes of April 9, 2019 are in the folder for approval.

Mr. Wong moved, seconded by Mr. Freidman, to approve the minutes of April 9, 2019. Motion was carried unanimously.

B. Review the Minutes of May 14, 2019.

Mr. Ververides reported that the minutes of May 14, 2019 will be before the Planning Board for approval at the September 10, 2019 meeting.

C. Financial Report –

Mr. Ververides reported that the Financial Report for May, 2019 will be before the Planning Board for approval at the September 10, 2019 meeting.

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. Freidman, 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 May 2019:

Ms. Becker stated that the Committee Report for May 2019 is in the folder. Site-Specific Amendments: Cranbury-Dey Road Application has been reviewed and completed.

Woodhaven Village, Block 20001, Lots 5, 16 & 18, Township of Old Bridge, was approved by the Board of Freeholders on March 7, 2019. Waiting for adoption from the NJDEP.

JET USE, Inc., Block 25, Lots 63 & 64, Cranbury Township, was approved by the WRA and Planning Board in June 2017. A Public meeting has been scheduled for August 28, 2019.

The Resilient NJ Grant Program Award documents were received from NJDEP, Staff is finalizing the contracts with the municipalities. The Lower Raritan Watershed Partnership will be the lead for the community outreach initiatives.

The County Agriculture Development Board has two open PIG applications for farmland preservation: (1) the Estate of Anthony Zimbicki, Sr., Monroe, and (2) the Estate of Ernest Bergfelder, East Brunswick.

There are currently three right to farm applications before the County Agricultural Development Board: (1) an application for mulching (2) an application for a horse auction site alleged to be operating horse rodeo events; (3) and an application for the installation of roof top solar panels on preserved farmland.

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

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

A. Committee Report for May 2019:

Mr. Ververides reported that a Master Plan Municipal and Public Stakeholder meeting on the Bike-Pedestrian section of the Transportation Element was held. There was participation from municipal representation, transportation providers, TCC members, and the general public. A major observation made under comments and suggestions was the need for more bike paths and bike lanes with buffers from motor vehicle traffic.

Under the NJTPA Activities the staff received for review and comments the draft NJDOT and NJ Transit FY2020 Study and Development (S&D) Program which includes ongoing projects and new projects on the NJTPA project pipeline for concept development work. FY2020 projects which generate from this program become candidates for inclusion in the Transportation Improvement Program (TIP).

NJTPA 2050 Freight Industry Level Forecast Technical Advisory Committee held it's first meeting on May 22, 2019. This is an 18 month study that builds on NJTPA's freight modeling and data related work. The purpose of the study is to update freight levels and 2050 forecasts and changes in the way goods are distributed by 2050.

Staff members assisted the Office of Engineering in the review and scoring of consultants' proposals of the Livingston Avenue Complete Street Project.

Ms. Wong moved, seconded by Mr. Freidman, to approve the Committee Report for May, 2019. Motion carried unanimously.

V. Development Review:
Mr. Matthew M. Vaughn

A. Committee Report for May 2019:

Mr. Ververides stated that the Committee's monthly activities development report for May 2019 is in the folder.

Mr. Ververides stated that the Committee acted on 49 development requests. Fees for physical improvements and subdivision and site plan reviews are higher from this time last year.

Ms. Wong moved, seconded by Mr. Freidman, to approve the Committee Report for May 2019. Motion carried unanimously.

VI. Comprehensive Planning:
Ms. Rani Goomer

A. Update:

The 2040 Comprehensive Master Plan team is continuing with Jon Carnagie and the Rutgers staff toward the completion of the outreach portion of the plan.

VII. Other Matters –

Mr. Ververides stated that the Planning Board usually takes leave of meeting during July and August; however, at the request of the Director of County Planning, the Chairman can call a special meeting.

Mr. Cahn stated that this has been our practice; however, the Development Review Committee will continue to meet in July and August.

Mr. Wong motioned to have the Planning Board take a leave for July and August, seconded by Mr. Freidman. Motion carried unanimously.

The next meeting is Tuesday, September 10, 2019.

VIII. Public Comments – None

Mr. Wong motioned to close the public portion, seconded by Mr. Freidman. 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. Freidman, the meeting was adjourned.

Respectfully submitted,
Brenda L. Bleacher
Planning Board Secretary