

**Middlesex County Planning Board Meeting
County Administration Building, 75 Bayard Street,
Freeholder Meeting Room, 1st Floor, New Brunswick, NJ 08901
December 10, 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
Mr. Jonathan Kopf
Ms. Gail Lala, 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. William Thomas III
Ms. Rani Goomer
Mr. Erik Wong, Alternate

STAFF PRESENT

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

PUBLIC PRESENT

Mr. Shawn Haussermann, South River

Chairman Vaughn 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.

The Secretary called the roll, and it was determined that a quorum was present.

Planning Board Meeting
December 10, 2019

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

Mr. Freidman motioned to close the public portion, seconded by Mr. Sendner. Motion was carried unanimously.

II. Administration:

Mr. Thomas Pollando

A. Mr. Ververides reported that the minutes of October 8, 2019 are in the folder for approval.

Mr. Freidman moved, seconded by Mr. Sendner, to approve the minutes of October 8, 2019. Motion was carried unanimously.

B. Review of Minutes of November 12, 2019.

Mr. Ververides reported that the minutes of November 12, 2019 will be before the Planning Board for approval at the January 14, 2020 meeting.

C. Financial Report –

Mr. Ververides reported that the Financial Report from January to October 2019 is before the Planning Board for approval.

Mr. Freidman moved, seconded by Mr. Sendner, to approve the Financial Report from January to October 2019. Motion was carried unanimously.

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. Freidman moved, seconded by Mr. Sendner, to approve 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 November 2019:

Ms. Becker stated Destination 2040 Environmental Sustainability has been assigned topic briefs consisting of Environment and Natural Resources; Sustainability and Community Resilience; Healthy and Inclusive Communities. There was a stakeholder meeting held on December 2, 2019 at the Middlesex County College Mr. Freidman and Ms. Lalla attended along with approximately 75 to 100 people which included Rutgers and Middlesex County staff members.

Water Quality Management Plan; staff has meet with Plainsboro and NJDEP to ensure that the County's build-out methodology is implemented on behalf of Plainsboro Township.

Water Quality Management Plan Amendment: Frankie Scotto Property, Block 37, Lot 12.14, South Brunswick Township, Middlesex County, NJ has been considered at the Board of Freeholders Meeting on December 5, 2019 for a Public Meeting to be held on February 5, 2020.

Ms. Becker stated that the Site-Specific Amendments included: a new application for Windsor Associates, South Brunswick Township. Meetings will be held between the Applicant and the Township of South Brunswick regarding the level of completeness and support by the Township.

Clark Family Enterprises was granted approval by the Board of Freeholders on November 18, 2019 and waiting for an adoption by NJDEP. A public hearing will be held on January 29, 2020.

Lower Raritan-Middlesex County Water Resources Association approved 36 Haypress Road, South Brunswick Township on November 4, 2019. A presentation on forest patches in urban areas was presented by Ms. Jean Marie Hartmann, Associate Professor in Landscaping.

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 allegedly to be operating horse rodeo events; and (3) an application for the installation of roof top solar panels on preserved farmland.

Mr. Freidman moved, seconded by Mr. Sendner, to approve the Committee Report for November 2019. Motion carried unanimously.

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

A. Committee Report for November 2019:

Mr. Gambilonghi stated Destination 2040 Transportation and Mobility has been assigned topic briefs consisting of Roads and Bridges; Freight and Goods Movement; Traffic and Travel; Complete Streets; Public Transit and Transportation; Transportation Safety; Electric Vehicles; Shared Mobility and Transportation Equity and Access.

Mr. Gambilonghi reported on the The Northeast Corridor Station, the "New" North Brunswick Train Station and the NJ Transit Raritan Valley Line One - Seat Ride to New York: the Northeast Corridor Rail will be receiving \$100 million in upgrades. NJ Transit and Amtrak Plan will be receiving \$71 million in upgrades. NJ Transit and the MCIA will received \$50 million to contract the North Brunswick Train Station.

Mr. Freidman moved, seconded by Mr. Sendner, to approve the Committee Report for November 2019. Motion carried unanimously.

V. Development Review:
Mr. Matthew M. Vaughn

A. Committee Reports for September and November 2019:

Mr. Ververides stated that the Committee's monthly activities development reports for September and November 2019 are unavailable at this time.

VI. Comprehensive Planning:
Ms. Rani Goomer

A. Update: No additional information to be added to Ms. Becker's and Mr. Gambilonghi's reports.

Planning Board Meeting
December 10, 2019

VII. Other Matters:

The next meeting is Tuesday, January 14, 2020.

VIII. Public Comments: None

Mr. Sendner 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 Ms. Lalla, seconded by Mr. Freidman, the meeting was adjourned.

Respectfully submitted,



Brenda L. Bleacher

Planning Board Secretary