

MEETING OF THE MIDDLESEX COUNTY PLANNING BOARD

Middlesex County Administration Building
75 Bayard Street; New Brunswick, NJ 08901
Tuesday, October 13, 2015

Those Present:

Ms. Olga Sgambettera, Chairman
Mr. Gerald Tamburro, Vice-Chairman
Freeholder Director Ronald G. Rios
Freeholder Charles E. Tomaro
Mr. Richard Wallner, County Engineer
Mr. Vincent R. Martino
Mr. Thomas Pollando
Mr. Matthew M. Vaughn
Steven D. Cahn, Esq., Counsel
Mrs. Dorothy K. Power, Secretary

Not Present:

Mr. William Thomas
Mr. Erik Wong, Alternate

Also Present

Mr. George M. Ververides, Director, Office of Planning
Ms. Mirah Becker, Supervisor, Comprehensive Planning, Parks and the Environment
Mr. Anthony Gambilonghi, Supervisor, Transportation
Mr. Stanley Olszewski, Supervisor, Development Review
Mr. Alexander Zakrewsky, Supervisor, Data Management & Technical Services

Chairman Sgambettera called the meeting of the Planning Board to order at 3:30 p.m. in compliance with the Open Public Meetings Act. She invited everyone to join in the Pledge of Allegiance. The Secretary called the roll and declared that there was a quorum.

- I. Administration, Data Management & Technical Services: Mr. Gerald Tamburro
Minutes - September 8, 2015: Mr. Vaughn moved, seconded by Mr. Wallner, to accept the Minutes as presented. Mr. Tamburro abstained. Motion carried.

Financial Report: Mr. Ververides stated that the Financial report for September was in line with the budget, and is expected to remain the same through the end of the year.

Freeholder Director Rios moved, seconded by Mr. Wallner, to accept the report. Motion carried.

Committee Report: None.

Communications: None.

- II. Environment: Mr. Vincent R. Martino
Committee Report: Ms. Becker stated that the Committee Report for September was contained in the folder. She stated that the Partial Middlesex County Wastewater Management Plan has been endorsed by the Middlesex County Water Resources Association. Following her presentation and discussion, Ms. Becker requested the Board's approval to endorse the Partial Middlesex County Wastewater

Management Plan as an Element of the Lower Raritan-Middlesex County Water Quality Management Plan. Mr. Tamburro moved to approve the Resolution, seconded by Freeholder Director Rios. On roll call, Freeholders Rios and Tomaro, Messrs. Martino, Pollando, Tamburro, Vaughn, Wallner, and Ms. Sgambettera voted Aye. Resolution adopted. In connection with the Wastewater Management Plan work, she outlined the rules, policies and requirements of the New Jersey Department of Environmental Protection that define the existing and future wastewater management planning and sewer service areas, and their incorporation in a water quality management plan. In that regard, Ms. Becker presented a Resolution for the Board's consideration to Endorse Amendment 2015-04 to the Lower Raritan-Middlesex County Water Quality Management Plan. Mr. Tamburro moved to approve the Resolution, seconded by Freeholder Director Rios. On roll call, Freeholders Rios and Tomaro, Messrs. Martino, Pollando, Tamburro, Vaughn, and Ms. Sgambettera voted Aye. Resolution adopted unanimously. Mr. Wallner moved to accept the Committee report, seconded by Mr. Vaughn. Carried.

III. Transportation: Mr. Richard Wallner

Committee Report: Mr. Gambilonghi stated that the Committee Report for September was contained in the folder. He reported on the Gateway Tunnel Project, a program proposed by Amtrak, estimated to cost \$20 billion. The project would build two new Hudson River tunnel tubes and several bridges, expand Penn Station, and add two new tracks between Newark and New York, thus doubling trans-Hudson rail capacity. This project has received bipartisan support from New Jersey Governor Chris Christie, New York Governor Andrew Cuomo, and state and federal elected officials from New Jersey and New York. Mr. Wallner moved to accept the report, seconded by Mr. Vaughn. Motion carried.

IV. Development Review: Ms. Olga Sgambettera

Committee Report: Mr. Olszewski stated that the Committee Report for September was contained in the folder. The Committee acted upon 18 development requests. Site plan activity for square feet of building area was significantly higher from last year: 8,158,984, as opposed to 7,401,664 in September, 2014. He noted that building activity is moving forward and under construction. Application fees are on a larger scale. Total monetary values received through subdivision and site plan applications amounted to \$3,090,470 for the current year to date, as opposed to \$2,490,150 for the same period in 2014. Mr. Wallner moved to accept the report as presented, seconded by Mr. Martino. Motion carried.

V. Comprehensive Planning: Mr. William Thomas

Committee Report: Ms. Becker stated that the Committee Report for September was contained in the folder. She reported on two current farmland applications, and stated that they are in various stages of the farmland preservation process: the Voight Farm in South Brunswick, and the J.B. Heatherwood Farm in Monroe. In connection with the Voight Farm, the legal matter pending in Superior Court has been resolved to closing without being compensated on the 2/3 of an acre that was the subject of the court matter. Mr. Tamburro moved to accept the report, seconded by Freeholder Director Rios. Motion carried.

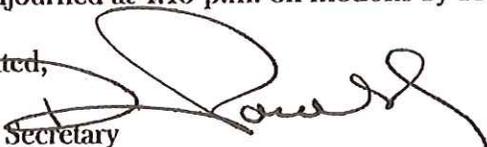
VI. Other Matters: None.

VII. Public Comments: None.

The meeting was adjourned at 4:15 p.m. on motions by Freeholder Director Rios and Mr. Tamburro.

Respectfully submitted,

Dorothy K. Power, Secretary



October 29, 2015