

**EAST AMWELL TOWNSHIP PLANNING BOARD
MEETING MINUTES
East Amwell Township Municipal Building
1070 Route 202, Ringoes, NJ 08551
April 17, 2023 @ 7:00pm**

CALL TO ORDER : The Planning Board meeting was called to order at 7:01 p.m.

FLAG SALUTE

STATEMENT OF COMPLIANCE : In compliance with the Open Public Meetings Act, this is a regularly scheduled meeting, pursuant to the resolution adopted on January 11, 2023, with a meeting notice sent to the Hunterdon County Democrat on January 18, 2023. A copy of the agenda for this meeting was posted to the Township website on April 15, 2023, posted on the bulletin board, and filed in the Clerk's Office on April 17, 2023.

ATTENDANCE : In attendance: Chairman Timothy Willey, Vice Chair Marnie Stetson, Mayor Jenna Casper-Bloom, Township Committee member Dante DiPirro, Jamal Kadri, Nathalie Nelson, Al Nardi, Emily Deadwyler.

Also in attendance: Attorney Alexis Smith.

Excused: John Seramba, Mike Mills, Breona Pirrone, Michael Gum, Richard Catenacci, Engineer Paul Ferreiro and Planner Elena Gable.

REVIEW OF AGENDA : The Dish Wireless application requested a continuance to the May 15. Their request had been granted. A newsflash went out with this information from the Township. There will be no further notice for this application.

CITIZENS PRIVILEGE TO SPEAK ON ITEMS NOT ON THE AGENDA : Mr. Nardi motioned to allow citizens to speak on items not on the agenda. The motion was seconded by Ms. Nelson.

Francis Gavigan, Ringoes resident, asked whether the Farmland Preservation Plan and Master Plan would be discussed. Chairman Willey stated that Mr. Mills was not present to discuss the Farmland Preservation Plan and that the Master Plan Reexamination would be discussed within a limited capacity since Planner Gable was not in attendance.

Ms. Nelson made a motion to close the meeting to citizens' privilege to speak on items not on the agenda. Mr. Nardi seconded the motion.

PRESENTATION OF MINUTES

Vice Chair Stetson made a motion to approve the March 20, 2023 Regular Meeting Minutes. Ms. Deadwyler seconded the motion. Chairman Willey abstained. All were in favor.

Vice Chair Stetson made a motion to approve the February 21, 2023 Regular Meeting Minutes. Mr. Nardi seconded the motion. All were in favor.

Chairman Willey announced the following minutes would be carried:

1. April 13, 2022 Regular Meeting Minutes - carry
2. June 8, 2022 Regular Meeting Minutes – carry
3. July 13, 2022 Regular Meeting Minutes – carry
4. August 10, 2022 Regular Meeting Minutes – carry
5. September 14, 2022 Regular Meeting Minutes – carry
6. September 29, 2022 Special Meeting Minutes– carry
7. October 12, 2022 Regular Meeting Minutes- carry

RESOLUTIONS FOR APPROVAL -

- I. Toad Lane
59 Toad Lane

Block: 4 Lots: 3
Village of Ringoes

REQUEST FOR AMENDED APPROVAL

A motion was made by Mr. Nardi to approve the request for amended approval. The motion was seconded by Vice Chair Stetson.

Roll Call:

In favor: Mr. Kadri, Mr. Nardi, Ms. Deadwyler, Vice Chair Stetson.

Recused : Township Committee Member DiPirro, Mayor Jenna Casper-Bloom, and Ms. Nelson.

Abstained: Chairman Willey.

NEW BUSINESS :

- I. DISH Wireless, LLC
14 Stoney Brook Rd.

Block: 40 Lots: 41.01
Sourland Mountain

MINOR SITE PLAN APPROVAL

To be continued May 15, 2023

UNFINISHED BUSINESS

1. Master Plan Reexamination Report

Chairman Willey asked if the Board would be in favor of moving along the Master Plan Reexamination Report to a public hearing.

A motion was made by Mayor Casper-Bloom to have a public hearing for the Master Plan Reexamination Report at the May Planning Board meeting. The motion was seconded by Mr. Kadri. All were in favor.

ITEMS FOR DISCUSSION

1. Farmland Preservation Plan – In Mr. Mills’ absence, the Farmland Preservation Plan was not discussed.

2. Invoices - Town Committee Member DiPirro asked if the professionals could travel at a lower rate than the typical billing rate. Mayor Casper-Bloom asked if applicants were responsible for some of the invoicing. The Chair and Vice Chair confirmed that some of the invoicing would be settled from applicant escrows.

A motion was made by Mayor Casper-Bloom to approve the invoices. The motion was seconded by Mr. Nardi.

ORAL REPORTS

1. FOSPC- In Mr. Mills absence, the FOSPC was not discussed.
2. ENVIRONMENTAL COMMISSION - Vice Chair Stetson provided information about the Green Scene happening on April 23, 2023.
3. HISTORIC PRESERVATION COMMITTEE - In Mr. Seramba's absence, the Historical Preservation Committee was not discussed.
4. AGRICULTURAL ADVISORY COMMITTEE - In Mr. Mills' absence, the Agricultural Advisory Committee was not discussed.
5. PB SECRETARY - The Secretary had nothing to report.
6. PB CHAIR - Chairman Willey reminded everyone to submit their financial disclosures by the end of the month.

OPEN TO THE PUBLIC

A motion was made to open to the public by Mr. Nardi and seconded by Mayor Casper-Bloom. All in favor.

Diane Griffith asked if any progress is being made to improve the sound and audio for the people attending the meetings. Mayor Casper-Bloom noted that improvements to the audio for the room have been included within the approved Township Budget.

Radim Kucera, Ringoes resident, asked if the DISH Wireless application was postponed. Chairman Willey confirmed that the application was moved to the May 15, 2023 meeting without any further notice.

Francis Gavigan, Ringoes resident, asked what type of free trees would be available for residents from the Green Scene. A discussion was held pertaining to the trees being made available. Ms. Gavigan also noted that the wildfires in New Jersey have been alarming, and that she believes the organic debris within the Sourland Mountains could be a tinderbox. She asked if any plans were in place for prevention.

A motion was made to close the meeting to the public by Mr. Nardi and seconded by Township Committee Member DiPirro.

CORRESPONDENCE : None

ADJOURN : A motion was made to adjourn by Vice Chair Stetson and seconded by Ms. Nelson.

The meeting adjourned at 7:17 p.m.