

In compliance with the Open Public Meetings Act of the State of New Jersey adequate notice of this meeting has been mailed to The Daily Record and posted at the municipal building.

ROLL CALL:

Members Present: Joe Fleischner, Judy Johnson, David Koptyra, Dan Nelsen, Nelson Russell, Brian Schaechter, Kim Mott, Michael Koroski, Howie Weiss

Members Excused: John Mania, Scott Van Ness

Professionals Attending: Catherine Natafalusy, Planning Administrator/Secretary

MS. NATAFALUSY: Planning Board meeting is called to order would everybody please rise for the Pledge of Allegiance. (PLEDGE OF ALLEGIANCE).

MS. NATAFALUSY: Joe Fleischner - here
 Judy Johnson - here
 David Koptyra - here
 John Mania - excused
 Dan Nelsen - here
 Nelson Russell - here
 Brian Schaechter - here
 Scott Van Ness - excused
 Kim Mott - here
 Michael Koroski - here
 Howie Weiss - here

MS. NATAFALUSY: The first order of business tonight is the nomination of a Chairman. Do I have a motion?

MR. FLEISCHNER: I move to nominate Howie Weiss as Chairman.

MR. RUSSELL: Second.

MS. NATAFALUSY: Any other nominations? Okay seeing none.
 Joe Fleischner - yes
 Judy Johnson - yes
 David Koptyra - yes
 Dan Nelsen - yes
 Nelson Russell - yes
 Brian Schaechter - yes
 Kim Mott - yes
 Michael Koroski - yes
 Howie Weiss - yes

MR. WEISS: Thank you all very much I appreciate the support and I will continue to keep our meetings running fluid and quickly as we've been doing. That being said I will open up the floor for nominations for a Vice Chairman.

MR. RUSSELL: I nominate Joe Fleischner.

MR. KOPTYRA: I'll second.

MR. WEISS: Do I see any other nominations? Seeing none Catherine roll call.

MS. NATAFALUSY: Joe Fleischner - yes
 Judy Johnson - yes
 David Koptyra - yes
 Dan Nelsen - yes
 Nelson Russell - yes
 Brian Schaechter - yes
 Kim Mott - yes
 Michael Koroski - yes
 Howie Weiss - yes

MR. FLEISCHNER: Thank you ladies and gentlemen I appreciate it.

MR. WEISS: Joe looking forward to it as always. I will then open it to the floor for a nomination for secretary.

MR. FLEISCHNER: I move that Catherine Natafalusy be named secretary of the Board.

MR. NELSEN: Second.

MR. WEISS: Do we see any other nominations? Seeing none I'll close the nominations. Catherine.

MS. NATAFALUSY: Joe Fleischner - yes
Judy Johnson - yes
David Koptyra - yes
Dan Nelsen - yes
Nelson Russell - yes
Brian Schaechter - yes
Kim Mott - yes
Michael Koroski - yes
Howie Weiss - yes

MR. WEISS: Welcome Catherine.

MS. NATAFALUSY: Thank you.

MR. WEISS: I know that comes at a great big surprise. Okay that being said reorganization nomination for attorney. Do I hear any nominations?

MR. FLEISCHNER: I nominate the Buzak Group to be our legal advisors.

MR. NELSEN: Second.

MR. WEISS: It was made by Joe second by Dan I understand Brian you were going to throw your name in the hat or did you pull that back?

MR. SCHAECHTER: I pulled it back.

MR. WEISS: Okay are there any other nominations? Seeing none Catherine roll call.

MS. NATAFALUSY: Joe Fleischner - yes
Judy Johnson - yes
David Koptyra - yes
Dan Nelsen - yes
Nelson Russell - yes
Brian Schaechter - yes
Kim Mott - yes
Michael Koroski - yes
Howie Weiss - yes

MR. WEISS: Mr. Buzak welcome once again.

MR. BUZAK: Thank you very much I appreciate the opportunity.

MR. WEISS: Moving forward we're going to look for a nomination for our engineer. Do I hear any nominations?

MR. RUSSELL: I move for inclusion of Van Cleef Engineering for engineering services.

MR. KOPTYRA: Second.

MR. WEISS: Are there any other nominations? Seeing none roll call.

MS. NATAFALUSY: Joe Fleischner - yes
Judy Johnson - yes
David Koptyra - yes
Dan Nelsen - yes
Nelson Russell - yes
Brian Schaechter - yes
Kim Mott - yes
Michael Koroski - yes
Howie Weiss - yes

MR. BUCZYNSKI: Thank you.

MR. WEISS: Welcome again Gene. How many years is this now?

MR. BUCZYNSKI: I've been here since 1982 probably except for a couple of years.

MR. WEISS: A couple of years you took off a little bit right?

MR. BUCZYNSKI: Yes.

MR. WEISS: Okay let's move on, Planning Consultant do I have a nomination?

MR. NELSEN: I'll nominate Banisch Associates.

MR. RUSSELL: I'll second it.

MR. WEISS: Thank you Dan and thank you Nelson. Do we have any other nominations?
Seeing none I'll close it for nominations, Catherine roll call.

MS. NATAFALUSY: Joe Fleischner - yes
Judy Johnson - yes
David Koptyra - yes
Dan Nelsen - yes
Nelson Russell - yes
Brian Schaechter - yes
Kim Mott - yes
Michael Koroski - yes
Howie Weiss - yes

MR. WEISS: Chuck welcome.

MR. MCGROARTY: Thank you.

MR. WEISS: Are you here longer than Gene?

MR. MCGROARTY: No I came in 1989.

MR. WEISS: Oh a rookie still ha? Well it's kind of like what I said last year I know we're not done but like I said the band is back together. I know I speak for the Planning Board when we're very pleased to be represented by a fine group of professionals like we have. We have our environmental consultant, I don't know if the Planning Board was notified that we did get a contract Catherine?

MS. NATAFALUSY: Well I got the contract was sent this afternoon, his rate is the same as last year which last year he really . . . we didn't even see Dr. Keller.

MR. WEISS: No and just for clarity the environmental consultant that we use is on an as needed basis. There are certain applications where we feel there's an environmental impact and it's during those applications that we bring in the consultant. So some of the newer members of the Planning Board might never have met last year's consultant which is Dr. Keller, I'm not sure if we have anything scheduled but it was certainly a pleasure to meet Dr. Keller if you haven't yet. That being said we're going to look for a nomination for our environmental consultant.

MR. SCHAECHTER: I will put a motion out for Dr. Keller.

MR. WEISS: Yeah he's Habitat by Design.

MR. SCHAECHTER: Habitat for Design.

MR. FLEISCHNER: I'll second it.

MR. WEISS: Thank you Brian and Joe. Are there any other nominations? Seeing none Catherine roll call.

MS. NATAFALUSY: Joe Fleischner - yes
Judy Johnson - yes
David Koptyra - yes
Dan Nelsen - yes
Nelson Russell - yes
Brian Schaechter - yes
Kim Mott - yes
Michael Koroski - yes
Howie Weiss - yes

MR. WEISS: Wonderful okay we have all seen the proposed 2014 meeting dates I'd like to get those adopted. If someone could make a motion that we adopt the 2014 meeting dates.

MS. NATAFALUSY: Ed could we do an all in favor on the meeting dates?

MR. BUZAK: Yes.

MR. WEISS: Okay so we have all seen it the resolution for the dates, all in favor?

EVERYONE: Aye.

MR. WEISS: Anyone opposed? Seeing none that one is approved. We have the adoption of the official newspaper of the Planning Board and also just for the record we have always tried to be consistent with the Council. The Council has adopted the Daily Record as the official newspaper so the Planning Board has made a practice to look to make the same newspaper the official paper of the Planning Board. So the recommendation is the Daily Record, all in favor?

EVERYONE: Aye.

MR. WEISS: Anyone opposed? Seeing none Catherine that's approved. We have in our packet to Rules of Procedure. I know this was a document that we . . . I think we updated last year if I remember, Catherine?

MS. NATAFALUSY: Yes.

MR. WEISS: So it's pretty much in sink with the times as they are. We'll do the same thing right? We just don't need a roll call on that one. Anyone have any comments on the Rules of Procedure? Okay so all in favor?

EVERYONE: Aye.

MR. WEISS: Anyone opposed? Seeing none that's approved. We are going to appoint our committees. We need three people for the ordinance committee.

MR. FLEISCHNER: I'll volunteer again for the ordinance committee.

MR. WEISS: Okay Joe I will join you on that. We tend to meet during the day correct Chuck?

MR. MCGROARTY: Yes.

MR. WEISS: Most of the meetings are during the day so . . .

MS. NATAFALUSY: Scott was on it last year and since he is in the office I don't know if we just want to leave him on it?

MR. WEISS: Well let's do this, unless anybody on the Planning Board wants to take that let's leave it with two and let's confirm that Scott would take it.

MS. NATAFALUSY: Okay.

MR. WEISS: So right now Joe and myself and we'll keep one open if Scott is not interested we'll come back and readdress it for a third member. Street naming committee that was a committee that I Chaired and I will continue to do that.

MR. SCHAECHTER: I would love to volunteer for the street naming committee.

MR. WEISS: Perfect and anybody else? We'll leave that open and I will go ahead and copy Brian on the latest communication. We have a site inspection review we're looking for four members.

MS. NATAFALUSY: Mr.Chairman I wasn't sure if we still needed that because there's not a whole lot of development coming around and we haven't done anything with that committee, I can't tell you when the last time we had

MR. WEISS: And as soon as we get rid of it we're going to look for people.

MS. NATAFALUSY: It's up to you.

MR. WEISS: It's almost like our environmental consultant it's nice to know we have one if we need one.

MS. NATAFALUSY: Okay.

MR. NELSEN: I'll volunteer again.

MR. WEISS: That was Dan and I see Joe.

MR. RUSSELL: I'll volunteer.

MR. WEISS: And Nelson and Brian.

MR. FLEISCHNER: And if I could add I think it might be nice if members of the committee, like when we get even for an application for what would have been you know a variance a homeowner that at least those members of the committee take a run by the property just to kind of see and so if other members can't make it to see what the property looks like at least there's three or four people that have seen it and can comment on it.

MR. WEISS: Joe that's a good idea I think before any application I think as many members of the Planning Board should go out and take a look.

MR. FLEISCHNER: Right.

MR. WEISS: And just to get not too far off side, I took a drive through the Trade Zone after our last application for Fratelli and I don't know if anyone has seen that property, that is gorgeous. It's a beautiful piece of property exactly as they described it its perfectly flat against the hill and it was . . . I just wish I had seen it before they came so I could have agreed with them. But if we get a chance, if you get a chance I do recommend you go out and visit, take a look at the surrounding neighborhoods it could help you make your decision. So we have four on that committee. Nelson I would imagine you'll take the environmental commission?

MR. RUSSELL: Yes.

MR. WEISS: Open space committee?

MR. KOPTYRA: I'll take it again.

MR. WEISS: David thank you again. Board of Education? Brian excellent choice. Joe I'm surprised you're not going to be on the street naming committee any longer.

MR. FLEISCHNER: You can put me on it if you want.

MR. WEISS: I just did thank you.

MR. FLEISCHNER: Oh okay.

MR. WEISS: Okay so let's finish up here we have resolutions authorizing the Award of Non-Fair and Open Contract for Professional Services. Ed the proper procedure there is take them one by one?

MR. BUZAK: Yeah you should take them one by one.

MR. WEISS: Okay.

MR. BUZAK: And there should be a roll call on these because these involve the expenditure of funds.

MR. WEISS: Okay well we do have resolutions for the Awarding of service for Non-Fair and Open Contract for Professional Service from the Buzak Law Group, LLC. I will entertain a motion.

MR. RUSSELL: I move for adoption.

MR. WEISS: For the Buzak Law Group thank you Nelson.

MR. NELSEN: Second.

MR. WEISS: Second by Dan, any comments or conversations? Seeing none roll call.

MS. NATAFALUSY: Joe Fleischner - yes
Judy Johnson - yes
David Koptyra - yes
Dan Nelsen - yes
Nelson Russell - yes
Brian Schaechter - yes
Kim Mott - yes
Michael Koroski - yes
Howie Weiss - yes

MR. WEISS: The next resolution is for authorization the Award of Non-Fair and Open Contract for Professional Services for Van Cleef Engineering. I'll entertain a motion.

MR. FLEISCHNER: I'll move that resolution to authorize Award of Non-Fair and Open Contract for Van Cleef.

MR. WEISS: Thank you Mr. Fleischner.

MR. SCHAECHTER: I will second it.

MR. WEISS: Brian thank you very much. Is there any conversation or comments? Seeing none Catherine roll call.

MS. NATAFALUSY: Joe Fleischner - yes
Judy Johnson - yes
David Koptyra - yes
Dan Nelsen - yes
Nelson Russell - yes
Brian Schaechter - yes
Kim Mott - yes
Michael Koroski - yes
Howie Weiss - yes

MR. WEISS: Resolution authorizing the Aware of Non-Fair and Open Contract for Professional Services for the Banisch Associates for planning services.

MR. NELSEN: I'll move.

MR. WEISS: Dan thank you very much.

MR. KOPTYRA: I'll second.

MR. WEISS: David thank you. Any conversations, comments? Seeing none Catherine roll call.

MS. NATAFALUSY: Joe Fleischner - yes
Judy Johnson - yes
David Koptyra - yes
Dan Nelsen - yes
Nelson Russell - yes
Brian Schaechter - yes
Kim Mott - yes
Michael Koroski - yes
Howie Weiss - yes

MR. WEISS: And final resolution authorizing the Award of Non-Fair and Open Contract for Professional Services for Habitat by Design for our environmental consulting services. I will entertain a motion.

MS. MOTT: I'll move.

MR. WEISS: Kim Mott thank you very much. Second?

MR. SCHAECHTER: I'll take the second on that.

MR. WEISS: Brian thank you very much. Do I see any comments? Seeing none Catherine roll call.

MS. NATAFALUSY: Joe Fleischner - yes
Judy Johnson - yes
David Koptyra - yes
Dan Nelsen - yes
Nelson Russell - yes
Brian Schaechter - yes
Kim Mott - yes
Michael Koroski - yes
Howie Weiss - yes

MR. WEISS: And being that I'm well within the 20 minutes that I allocated for this meeting does anyone have any comments, any commentary the public would certainly like to hear?

MR. FLEISCHNER: Do you want to discuss that email that you sent out to everybody about street naming?

MR. WEISS: Yeah I suppose that we probably should. We don't have anything on the agenda for committee reports but maybe we should just run through it and we'll do . . . good idea Joe, is there anything Judy from the Mayor?

MS. JOHNSON: No there is not.

MR. WEISS: Okay and I know from Council Mr. Mania is away for a few meetings so there will be nothing from the Council. Do we have anything from the environmental commission?

MR. RUSSELL: Yeah we had a meeting last night I just have to get my notes up here.

MR. WEISS: Okay hold that we'll come back to you then. Dave anything from open space?

MR. KOPTYRA: No.

MR. WEISS: Nelson are you ready?

MR. RUSSELL: Yeah the environmental commission met last night we've got two old trees on Route 46 by the lake that are dying. We discussed Marveland Farms application is coming up there were environmental concerns. There is also concern about the donation of the horse barns. We discussed the Simoff property, we talked about water quality monitoring on the Southbranch of the Raritan River, two new sites are being added to Mount Olive.

MR. WEISS: Catherine when is Marveland coming back?

MS. NATAFALUSY: February 13th.

MR. WEISS: So I would suggest Nelson that so the environmental commission's concerns can be addressed properly that we have some kind of written report that the applicant can get a look at. Isn't that probably the better way to handle that?

MS. NATAFALUSY: Yeah well I just sent you know their coming back for final so I sent it to the environmental commission.

MR. WEISS: Okay so if you can get us some kind of note to the Planning Board that we can share with the applicant and give him enough time to address that.

MR. RUSSELL: Okay.

MS. NATAFALUSY: At least two weeks prior to the meeting, at least two weeks prior to February 13th at least get it to the Board and the applicant.

MR. WEISS: Even if you were to summarize maybe in a note to Catherine what those concerns were and maybe the same with Simoff I don't know if . . . Simoff is not coming back any time soon.

MS. NATAFALUSY: No.

MR. FLEISCHNER: Has anybody hear anything on that property?

MR. BUCZYNSKI: Yeah I have I talked to Hal a couple of weeks ago and he's trying to finalize an agreement with somebody to come and take over the job. But that's happened a few times now and he never . . . the pen seems to dry up when he's supposed to sign on the line.

MR. WEISS: That would be of no surprise to us then if Mr. Simoff doesn't build that himself. Is there anything else Nelson?

MR. RUSSELL: No that was it.

MR. WEISS: Okay and we do have one issue from the street naming committee and I'm going to summarize it by just saying that Thea Dunkle from the Historical Society and I agree that we need to have a meeting to summarize our notes. I've asked her to meet with us one evening so Joe and Brian maybe one evening we could meet with Thea. I have a nice packet and I think we should maybe just maybe memorialize that a little bit better than a note in a folder in my office. So we'll go through, Catherine and have already started to work on the names that have been issued but have not been used yet and I want to make sure that our lists are up to date. We did have a request from Ms. Shields, if you recall Tom Shields passed away a few years ago she wanted, didn't necessarily want a road named in her husband's honor wanted something more in the line of a dedication. And I passed her on to Council for that, the job of the Planning Board is not to dedicate roads or to tell the governing body how to use the roads that are already in place. And her suggestion was that we dedicate an existing road. That's not the role of the Planning Board nor is it the role of a committee to do that. So I've sent her over to the Council and let them deal with it. And I would imagine that's the proper advice Ed?

MR. BUZAK: Yes.

MR. WEISS: So I don't know if there's really more we can say it's not our issue. But really from the street naming committee we will update our records and we'll share that list once we have it done. And I have nothing else, is there anything Ed legally we need to know?

MR. BUZAK: No nothing of substance.

MR. WEISS: Okay Gene?

MR. BUCZYNSKI: No.

MR. WEISS: Chuck?

MR. MCGROARTY: Nothing right now.

MR. WEISS: Catherine?

MS. NATAFALUSY: The meeting next week have an extension for 11th Hour and we've got Toll Brothers minor subdivision. That's it.

MR. RUSSELL: Catherine I'm not going to be here next week.

MS. NATAFALUSY: Okay thank you Nelson.

MR. WEISS: Ed is there anything coming down from ARD?

MR. BUZAK: End of the month we have a hearing (inaudible).

MR. WEISS: That's the first action that's happened since they were turned down?

MR. BUZAK: Yeah they appealed briefs have all been filed and oral arguments scheduled for I think its January 30th.

MR. WEISS: Okay you'll keep us posted as that happens.

MR. BUZAK: I will.

MR. WEISS: And other than that besides welcome our new member Kim Mott we look forward to your presence here.

MS. MOTT: Thank you.

MR. WEISS: And if no one else has anything to say I will entertain a motion to adjourn.

MR. SCHAECHTER: I will make the motion to adjourn.

MR. WEISS: All in favor?

EVERYONE: Aye.

(MEETING ADJOURNED AT 7:25 P.M.)

Transcribed by:
Lauren Perkins, Secretary
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