

PLANNING BOARD MINUTES
REGULAR MEETING
MARCH 26, 2018

CALL TO ORDER AND STATEMENT OF COMPLIANCE

The Planning Board Chair, Peter Saulnier, called the meeting to order at 7:32 and announced that adequate notice of this meeting had been made to the Daily Record and Observer Tribune. Notice was posted on the bulletin board in the Township Hall on Blue Mill Road in Harding, New Jersey, and filed with the Township Clerk.

REGULAR MEETING

ROLL CALL

The roll was called. The following were present:

Mr. Saulnier, Mr. Modi, Mr. Jones, Mr. Chipperson, Mr. Edgar, Mr. Clew, Ms. Claytor, Mr. Bjorkedal, Mr. Dietz and Mr. Schleifer.

Lori Taglairino, the Board Secretary was also present.

MINUTES

A motion was made by Mr. Clew to approve the February 26, 2018 minutes as written with a grammatical amendment. It was seconded by Mr. Edgar. On a voice vote all eligible members were in favor of approving the February 26, 2018 minutes with the amendment.

ADMINISTRATIVE REPORTS

- Mr. Saulnier discussed the interview for the planner for the Planning Board.
- Mr. Saulnier addressed what is required to finish the Open Space tables for the Master Plan.
- Mr. Saulnier addressed the ½ story definition in the Code and the need for correction and clarity.
- Mr. Saulnier suggested that the ARC review the 0 setbacks for decks at Harding Green and the review the setbacks for swing sets.
- Mr. Saulnier noted that more information was needed to address the Barns and lot coverage issue.

SUBCOMMITTEE UPDATES

Advisory Review

- No report.

Water and Environmental

- Mr. Chipperson noted that they would research new technologies for septic.

Development Review

- No report.

LIAISON REPORTS

Board of Adjustment

- Mr. Schleifer reported that they heard an application for a patio and an addition.
- Mr. Schleifer reported that the application for S.Y.A.S is ongoing.

Environmental Commission

- Mr. Clew noted that there was a bat presentation and bat box building workshop.
- Mr. Clew reported that the annual Roadside Cleanup will take place on April 21th.
- Mr. Clew noted that they would be working with Harding Land Trust to give away trees.

HOST

- Mr. Dietz had nothing to report.

Historic Preservation Commission

- Ms. Claytor reported that they issued a demolition permission to a house on Van Beuren.
- Ms. Claytor noted a crane test for a possible cell tower at the DPW site.

CPAC

- No report.

Township Committee

- Mr. Modi reported that on the promotions that took place within the Police Department.
- Mr. Modi noted the budget was tabled until April.

OLD BUSINESS

Application PB# 02-17/4-10

GHK Realty II and GHK Realty III, LLC
655 & 665 Spring Valley Road, B4/L 21&21.01
(No action, incomplete)

OTHER BUSINESS

There was an open discussion regarding the Ordinances that are being reviewed.

Mr. Saulnier inquired as to the genesis of not including barns in the lot coverage within the Ordinance 225-122 C (4).

Mr. Schleifer pointed out a potential loophole that could allow for exploiting the lot coverage on properties. Mr. Saulnier opened a discussion regarding playsets in the setbacks.

Mr. Bjorkedal noted that there will be a meeting with the HLT to discuss ticks and Lyme's disease on April 26th.

Master Plan Hearing on Proposed Amendments to Open Space Tables
(Carried until the May 21, 2018 meeting.)

NEW BUSINESS

None

ADJOURNMENT

The meeting was adjourned at 9:12

Respectfully Submitted by

Lori Taglairino, Planning Board Secretary