

**KINGWOOD TOWNSHIP
BOARD OF ADJUSTMENT**

**February 11, 2015
MINUTES
7:30 PM**

M.L. Haring, chairperson, called the meeting to order, at 7:30 pm.

PRESENT:

D. Hewitt
M.L.Haring
P. Stepanovsky
B. Wilson, sec
C. McBride
D. Pierce, atty

L. Frank
C. Ostergaard, alt
J. Laudenbach
T. Ciacciarelli
T. Decker, eng

ABSENT:

In order to ensure full public participation at this meeting, all members of this Board, and members of the public are requested to speak only when recognized by the Chair so that there is no simultaneous discussion or over- talk, and further, all persons are requested to utilize the microphones which are provided for your use by the Township. Your cooperation is appreciated.

The 48 hour requirements of the Sunshine Law have been met. Notice of this hearing has been advertised in the Democrat. Copies of this notice were posted in the Kingwood Township Municipal Building and filed with the Municipal Clerk. The Board of Adjustment proceedings close at 10:30 pm.

MINUTES:

C. Ostergaard noted a typo on page 3, paragraph 2, under "NEW BUSINESS" the word antannaes s/b antennae.

The January 14, 2015 minutes was approved with a motion by D. Hewitt noting the above correction, seconded by C. McBride. On roll call to vote.

**Aye: L. Frank, C. McBride, J. Laudenbach, D. Hewitt,
P. Stepanovsky, T. Ciacciarelli, M. L. Haring**

Abstain: None

Absent: None

RESOLUTION:

None

NEW BUSINESS:

Determination of Completeness:

Bucks County Public Safety Radio Network – BL 37, L 4 - co-location

Rob Gundlach, attorney for the applicant, introduced the following: Audrey Kenny -Deputy Director for 911 Communications for the County of Bucks; Mike Bolinger-Licensed Professional Engineer State of NJ; Mike Partman (?)- Senior Project Manager for Motorola and Robert Komoroski-NJSP.

Rob Gundlach informed the Board that they are here this evening on a completeness review for an application that has been filed to permit the applicant to which has been amended to include County of Bucks and the NJSP to replace the existing generator and co-locate antennae on the existing tower. This work is part of a process that County of Bucks is undergoing to upgrade its Emergency Communication System.

Audrey Kenny informed the Board that they are about 75% through their radio project 911 communication system. They have partnered with NJSP utilizing the existing shelter at this particular tower and are going to share some antennae with them and are going to upgrade the generator.

Rob Gundlach has received a review letter from Van Cleef Engineering, February 4, 2015 reviewing the completeness of the application. They have submitted updated plans and other materials to the township and based on this submission they believe they have addressed all the completeness items with respect to two minor items which are: The signature and seal on the survey and additional affidavit of ownership from the property owner (Clover Rod and Gun Club) which will be submitted before the next meeting.

Rob Gundlach stated that they did advertise for tonight so hopefully the application will be deemed complete and the Board can open the record and continue the hearing to next month so they won't need to re-advertise and re-notify property owners.

M.L.Haring asked if the illustrations submitted are how they presently look. And are there any projections of what it will look like.

Audrey Kenny stated that there would be the addition of paging antenna for County of Bucks for fire and emergency medical service calls.

M.L. Haring asked if any of this will be removed or what you stated added to.

Audrey Kenny – added to.

Audrey Kenny- there will be two receiving antennae that they will be sharing with the NJSP and one transmitter that will be used by all of these services, a new addition on the tower as well.

L. Frank asked about the generator -what's there now and what are you going to put in?

Audrey Kenny - there's an existing generator, a smaller generator. They are proposing a generator that will support all the power needs.

Robert Komoroski, NJSP, stated the existing generator was put in in 1992 – it's old.

Robert Komoroski, NJSP, stated that there is one additional stick antenna that they will be placing on top. They currently have three antennae there and have to add a receiving antenna on the top. The microwave dish that points to the side will be removed and replaced with a dual horn that has two feeds.

L. Frank – so this is beneficial to you guys.

Robert Komoroski – yes.

M.L. Haring – the footprint won't change?

Audrey Kenny – no additional footprint.

M.L. Haring stated that she sees something about an ice bridge proposed.

D. Hewitt had a question about the electric pole- maybe it's distorted in this picture.

David Pierce, Board attorney, reminded the Board that this is a completeness hearing.

Tom Decker stated that earlier today they received two letters - one was submission of additional information and the other was the waiver request letter. He reviewed what had been submitted and the Board secretary verified that she has received the electronic copy of the plans. All of the items have been provided for and the requested waivers in their letter. It's his opinion based on the nature of the application that the waivers they requested be granted. Two items that were mentioned – the signed and sealed survey and affidavit of ownership from the property owner of Block 37, Lot 4, Clover Rod and Gun Club, will be submitted. He would recommend granting waivers for those that they have requested and granting waivers for completeness purposes only for the survey and affidavit.

L. Frank made a motion to deem this application complete subject to acceptance of the waivers requested and a waiver for completeness purposes only for the submission of signed and sealed plans and affidavit of ownership from the property owners of Block 37, Lot4, seconded by C. McBride. On roll call to vote.

**Aye: L. Frank, C. McBride, J. Laudenschach, D. Hewitt,
P. Stepanovsky, T. Ciacciarelli, M. L. Haring**
Nay: None
Absent: None
Abstain: None

D. Pierce stated that the applicant has advertised for a hearing tonight and the Board has made the determination that it was not going to hold the hearing tonight, but since the applicant has advertised by notice, anyone who's interested has the opportunity to be here and the applicant has requested the Board simply open the hearing and immediately adjourn it to the meeting in March and when the Board announces the adjournment the applicant will not have to re-notice or re-publish.

C. McBride moved to open the hearing, seconded by T. Ciacciarelli. All in favor.

L. Frank moved to adjourn the meeting to March 11, 2015 at 7:30 pm with no further notice required, seconded by P. Stepanovsky. On roll call to vote.

**Aye: L. Frank, J. Laudenschick, D. Hewitt,
P. Stepanovsky, M. L. Haring**

Nay: C. McBride, T. Ciacciarelli

Absent: None

Abstain: None

D. Pierce stated that there's one other thing that the applicant in their application has characterized an application for a conditional use approval and the record should reflect that the relief the applicant actually needs and requires is a use variance and would ask the applicant to agree to amend their application to include use variance.

Rob Gundlach requested that the application submitted include a request for a use variance.

OPEN TO PUBLIC:

None

COMMUNICATIONS/REPORTS:

Kingwood Township Minutes for December 4, 2014 & December 30, 2014

Letter from Board of health-Re: Pipeline Funding

Copy of letter D. Pierce sent to Fox Rothschild,LLP

Mayors Advisory-Re: FCC Rule

ADJOURNMENT:

L. Frank moved to adjourn, seconded by D. Hewitt. All in favor. Meeting adjourned at 8:00 PM.

**Barbara Wilson
Secretary
Board of Adjustment
Kingwood Township**

