

MINUTES

7:30 PM

PRESENT: T. Ciacciarelli
R. Dodds
P. Lubitz
J. Mathieu
E. Niemann
L. Riggio
M. Syrnick
David Pierce, Attorney

ABSENT: S. McNicol
J. Strasser

CALL TO ORDER

The meeting was called to order by E. Niemann at 7:30 PM.

NOTIFICATION

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.

Notification of the time, date and place of this meeting has been published in the Hunterdon County Democrat and Courier News, and has been posted in the Kingwood Township Municipal Building at least 48 hours prior to this meeting and has been filed with the Municipal Clerk.

PRIVILEGE OF THE FLOOR

D. Frank, 17 Muddy Run Road – inquired if the inverters for the solar facility on Barbertown Point Breeze Road are placed in accordance with the approved plans. He stated the neighbors can hear the inverters running. D. Pierce responded T. Decker can approve minor changes in the field. Any significant change would have to come back to the Board for an amendment to the site plan. He stated it is possible that the plans that were discussed with the neighbors might be an entirely different one that was filed with the Board. D. Frank commented on the landscaping and its being infested with poison ivy. He inquired if they will be maintaining the berms. D. Pierce responded the applicant is required to have a maintenance plan for the landscaping. They have posted a 2 year bond. He suggested D. Frank contact T. Decker.

T. Burke, 112 Barbertown Point Breeze Road, was present to discuss the inverters and the maintenance of the trees. He stated the noise from the inverters is very annoying.

F. Floyd, 549 County Road 519, president of the Kingwood Township Volunteer Fire Company, commented he has concerns over the same solar farm. He believes the plan has changed. He does not know what is considered a major and/or minor change. If the inverters are larger than on the original plan, they may be creating more noise than multiple smaller ones. They did provide the training to the emergency organizations. He stated the inverters are larger than on the original plans approved by the Board. The fire company did not

ask for any changes to the size or location of the inverters. In response to a question by a Board member, F. Floyd commented the facility is better than the two previous ones. The isle ways are wider.

D. Frank commented they had dealt with the original developer who took all the Board's comments and public comments to heart and made the changes. The original developer was trying to do the right thing for the neighbors but it got lost with Con Edison.

NEW AND PENDING MATTERS

County Planning Board – Presentation

E. Niemann reviewed the handouts provided to the Board members electronically. She stated she is a municipal representative on the County Planning Board. The Board meets the first Thursday of the month at 8:30 AM. The role of the County Planning Board is to conduct a fairly limited review of applications to see if there is an impact on a county roadway or stormwater structure. The County Planning Board is very interested in rejuvenating their breakfast talks. The County Planning Board requested suggested areas of interest to municipalities. After some discussion, the Board decided shared services, open space and historic preservation are of interest to Kingwood.

E. Niemann stated the Annual Planning Awards are coming up. The deadline has been extended to a date in May. She suggested Kingwood apply for a planning award for what it is doing along Route 12. She will ask the Township Committee. She reviewed the different categories from the flyer. R. Dodds suggested Clinical Systems on Route 12. E. Niemann stated she will nominate one for Kingwood and one for Clinical Systems.

E. Niemann stated the County Planning Board will be bringing in a new hire soon. She stated the staff on the Board is very smart, professional, hardworking and so dedicated. She stated on behalf of the Hunterdon County Planning Board, she would like to thank the Board for their time. She hopes to see Kingwood on the stage at Razberry's at the end of September.

Discussion on Together North Jersey Grant

E. Niemann stated since the last Planning Board meeting a lot of work has been done. There have been no public meetings since the last one but one is tentatively scheduled for March 31st. There will be at least two more public meetings. She stated she received a lot of feedback. She will keep the Board informed on the date of the next meeting. The professionals on the grant need to deliver an evaluation for the receiving area, the TDR against the proposed sending area and create the balance to do the work together properly. The foundation is maintaining the value for the property owners on Route 12. She will keep the Board informed.

Proposed Ordinance No. 18-04-2014

R. Dodds stated the proposed ordinance clarifies when a site plan is required.

It was moved by T. Ciacciarelli, seconded by M. Synchron and carried to recommend the adoption of proposed Ordinance No. 18-04-2014 to the Township Committee.

All members present voted **AYE** on **ROLL CALL VOTE**, except P. Lubitz, who **ABSTAINED**.

P. Lubitz explained his abstention is because he does not want to prejudge it before it comes before the Township Committee.

Approval of Minutes

It was moved by P. Lubitz, seconded by M. Surnick and carried to approve the minutes of January 9, 2014. All members present voted **AYE** on **ROLL CALL VOTE**, except R. Dodds, J. Mathieu, S. McNicol and L. Riggio, who **ABSTAINED**.

It was moved by J. Mathieu, seconded by P. Lubitz and carried to approve the minutes of February 24, 2014. All members present voted **AYE** on **ROLL CALL VOTE**, except L. Riggio and M. Surnick, who **ABSTAINED**.

PRIVILEGE OF THE FLOOR

F. Floyd inquired if the solar farm that was approved on Route 591, Perrotti, was going to be developed into low income housing. E. Niemann responded a development was approved which will contain an affordable housing unit. R. Dodds stated they have open approvals for the residential development as well as the solar farm. F. Floyd stated the solar farm has received approval and now will have funding. He read it in the PJM Queue.

R. Dodds inquired who should be contacted with an issue in the state ROW on Fairview Road where it meets Route 29. E. Niemann stated she has a contact and will forward the information to R. Dodds.

ADJOURNMENT

It was moved by P. Lubitz, seconded by R. Dodds and carried to adjourn the meeting at 8:13 PM. All members present voted **AYE**.

Respectfully submitted,

Diane Laudenschick, Secretary