

MANCHESTER TOWNSHIP PLANNING BOARD REGULAR MEETING  
MONDAY, FEBRUARY 5, 2018  
1 COLONIAL DRIVE, MANCHESTER, NEW JERSEY

The Regular Meeting of the Manchester Township Planning Board was called to order by Vice Chairperson Barron at 7:00 P.M. on Monday, February 5, 2018

A Salute to the Flag and Pledge of Allegiance was repeated.

This meeting has been advertised as required by enactment of the Sunshine Law.

ROLL CALL

Michele Zolezi	Chairwoman	Absent
James Vaccaro	Councilman	Present
Elaine Baumeister	Mayor's Designee	Present
William Barron	Member Vice Chairman	Present
Bill Foor	Member	Present
Archie Miller	Member	Absent
Robert Hudak	Member Pro Tem	Present
James Teague	Alternate #2 Member	Present

Gregory Hock	Board Attorney	Present
Robert Mullen	Board Engineer	Present
Nicole Ashkar	Zoning Official	Present

Also present Councilman Sam Fusaro

Memorialization of a resolution approving a Minor Site Plan Amendment, Block 40 Lot 1 Applicant The Haven, approved 1/8/2018.

Mr. Hock, I had supplied Board last month temporary resolution, help applicant with work. Replacement resolution, approved application at January meeting.

Motion to approve by Mr. Hudak, seconded by Ms. Baumeister

Roll Call: Mr. Hudak-yes, Ms. Baumeister-yes, Chairperson Barron-yes  
Messrs. Baumeister-yes, Foor-yes, Teague-yes  
Mr. Vaccaro not voting absent from January meeting.

Memorialization of a resolution approving a Statutory Extension of Time Block 15 Lot 1.02 Applicant 2317 Route 70, LLC approved 1/8/2018.

Mr. Hock, first statutory extension, extended to December 7, 2018.

Motion to approve by Mr. Hudak, seconded by Mr. Foor

Roll Call: Mr. Hudak-yes, Mr. Foor-yes, Chairperson Barron-yes  
Messrs. Baumeister-yes, Teague-yes  
Mr. Vaccaro not voting absent from January meeting.

MATTERS OF DISCUSSION:

Preliminary investigation to determine Surf & Stream Campground is suitable for and in need of redevelopment. Town Council resolution #18-052.

Mr. Hock, many steps process, redevelopment law, if see fit, request of Town Council. Property in question in need of redevelopment, resolution.

Mr. Mullin, very specific process, hand book, guide, what to do and order, zoning.

Ms. Ashkar, supplied copies to board and at this time all but one member has had tour of site with her.

Ms. Baumeister, thank you to Ms. Ashkar for tour, I support the change to property.

Motion to approve by Mr. Vaccaro, seconded by Ms. Baumeister

Roll Call: Mr. Vaccaro-yes, Ms. Baumeister-yes, Chairperson Barron-yes  
Messrs. Foor-yes, Hudak-yes, Teague-yes

ADMINISTRATIVE SESSION:

APPROVAL OF MEETING MINUTES:

Motion to approve January 8, 2018 Organization Meeting Minutes by Mr. Foor, seconded by Mr. Hudak

Roll Call: Mr. Foor-yes, Mr. Hudak-yes, Chairperson Barron-yes  
Messrs. Baumeister-yes, Teague-yes

Motion to approve January 8, 2018 Regular Meeting Minutes by Mr. Foor, seconded by Mr. Hudak

Roll Call: Mr. Foor-yes, Mr. Hudak-yes, Chairperson Barron-yes  
Messrs. Baumeister-yes, Teague-yes

PAYMENT OF BILLS:

Maser	
28500	\$ 80.00
27499	1,310.00
28521	480.00
28503	80.00
Total	\$ 1,950.00

Hock	
20494	\$ 637.00
20495	526.50
20496	260.00
Total	\$ 1,423.50

TOTAL BILLS \$ 3,373.00

Bill report given by Mr. Foor

Motion made to pay bills by Mr. Vaccaro, seconded by Ms. Baumeister

Roll Call: Mr. Vaccaro-yes, Mr. Baumeister-yes, Chairperson Barron-yes  
Messrs. Foor-yes, Foor-yes, Teague-yes

PROFESSIONAL REPORTS:

None

OPEN PUBLIC PORTION:

Hearing none

CLOSE PUBLIC PORTION:

MOTION TO ADJOURN: by Mr. Vaccaro, seconded by Mr. Hudak

ALL IN FAVOR

NONE OPPOSED

ADJOURNMENT: 6:15 P.M.

Respectfully Submitted

Marianne Borthwick  
Secretary to the Board