

**FRELINGHUYSEN TOWNSHIP LAND USE BOARD
MINUTES-MAY 6, 2013**

1. **CALL TO ORDER**-The meeting was called to order by Chairman Donna Eitner
2. **ANNOUNCEMENT OF PROPER NOTICE**-Notice of this meeting was provided by advertisement in the New Jersey and the Express Times, the official newspapers of the Township of Frelinghuysen Land Use Board. Notice has also been posted in the Township Municipal Building in Johnsonburg, New Jersey. As advertised, action may be taken at this meeting.
3. **FLAG SALUTE**
4. **BOARD MEMBERS IN ATTENDANCE:**

Alan DeCarolis Donna Eitner James Simonetti	Don Soisson Christopher Stracco Robert Young (arriving 7:35)
Alternates:	
Martin Connor Max Klein	David Boynton, II
Professionals:	
Joseph Golden Michael Lavery	Darlene Green
Absent:	
Howard Jungkind Robin Randolph	Russell Walters Kevin Bailey
5. **PERSONNEL COMMITTEE REPORT ON STATUS OF FILLING OPEN POSITIONS**-motion was made by Mr. Stracco, seconded by Mr. Connor to select Brenda Kleber as secretary. All were in favor. Motion was made by Mr. Stracco, seconded by Mr. DeCarolis to select Michael Lavery as board attorney and David Brady as special litigation and conflict attorney. All appointments are through December 31, 2013. All were in favor.
6. **SET MEETING DATES**- On motion made by Mr. DeCarolis, seconded by Mr. Simonetti, the meeting dates will be the first Monday of each month at 7:30 p.m. If a work meeting is needed it will be advertised at that time. All were in favor.
7. **MINUTES**-The minutes of the meeting of April 15, 2013 were approved as amended on motion made by Mr. Stracco, seconded by Mr. Simonetti. All were in favor with Mr. Young and Mr. Klein abstaining.

8. **CORRESPONDENCE/DISCUSSION**-The Chairman advised of a letter she received from Howard Jungkind who has enrolled in a program at Rutgers University that runs for nine months. He does not want to resign his position as a regular member and has asked that one of the alternates take his place meantime. The rules and regulations that the Board has yet to adopt state that should a member be absent from meetings of the Board for a period deemed detrimental to the conduct of Board business, the Board may recommend in writing to the Township Committee that such member be removed. It was decided to wait for the rules and regulations to be adopted next month.

9. **COMPLETENESS**-Attorney Richard Keiling appeared before the Board on behalf of Steven Linz, Block 1803, Lot 12 who currently has a 125 acre farm which is enrolled into the preservation plan and would like to subdivide a 6 acre parcel. Motion was made by Mr. Stracco, seconded by Mr. DeCarolis to deem the application complete subject to waivers 18, 22, 24, 28, 29, 33, 35, 36, 37 and 38 as listed in Mr. Golden's completeness review dated May 1, 2013. The application was deemed complete with items 22 and 37 for the Linz application. All were in favor.

10. **OLD BUSINESS**-The NC/PO zone change was discussed. Mr. Golden offered comments and recommendations to the zone change in a review dated April 24, 2013. Ms. Green offered photos of signs and architectures for the Boards review. Ms. Green will prepare an updated and clean version of the ordinance for the members to look and make any comments or recommendations 5 days before the June meeting.

The rules and regulations are carried over to the June meeting.

Ms. Green informed the Board of a letter mailed to the Mayor advising that a municipality that fails to spend or commit to spend development fees in its affordable housing trust fund account within four years from July 18, 2008 to March 31, 2009 must transfer such funds at the end of the four year period to the New Jersey Affordable Housing Trust Fund. The letter stated that Frelinghuysen had a trust fund of \$0.00, however, next year the Affordable Housing will be able to take the amount that is in the account for 2009.

11. **AUDIENCE PARTICIPATION**-Motion was made by Mr. DeCarolis, seconded by Mr. Stracco to open the meeting to the public. All were in favor. Spoke was:

Mayor Boynton who stated that Ms. Green and Mr. Golden made good points on the NC/PO zone change.

There being no further participation, motion was made by Mr. DeCarolis to close the public portion seconded by Mr. Stracco. All were in favor.

12. **ADJOURNMENT**- Motion was made by Mr. DeCarolis, seconded by Mr. Stracco to adjourn the meeting. All were in favor.

Respectfully Submitted,

Brenda J. Kleber, Secretary