

FRELINGHUYSEN TOWNSHIP LAND USE BOARD
Minutes-July 7, 2014

Call to order-The meeting was called to order at 7:30 p.m. by Chairman Eitner.

Announcement of Proper Notice-Notice of this meeting was provided by advertisement in the New Jersey Herald and the Express-Times, the official newspaper 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.

Board Members in attendance:

Martin Connor	James Simonetti
Alan DeCarolis	Don Soisson
Donna Eitner	Christopher Stracco
Howard Jungkind	Robert Young

Alternates:

Max Klein.

Absent:

Russell Walters	Kevin Bailey
David Boynton, II	Jessica Caruso

MINUTES-The minutes of meeting of May 5, 2014 were approved on motion made by Mr. DeCarolis, seconded by Mr. Young. All were in favor with Mr. Klein abstaining.

Correspondence-The New Jersey Planner-March/April issue was given to the board members.

Old Business-The rules and regulations have been completed and will be printed out for approval at the August meeting.

Johnsonburg Inn-out of extensions but is covered by the extension act. Mr. Lavery will call their attorney for their intentions.

New Business-The application for David McMunn (#2014-01) needed to be clearer and more specific in the placement of the requested extension in the setbacks. The record reflected that Chairwoman Donna Eitner and Vice Chairman Don Soisson left the dais. Mr. Simonetti was appointed temporary chairman on motion made by Mr. DeCarolis, seconded by Mr. Connor. All were in favor. The McMunn's will provide a better drawing of the extension for the bedroom and bathroom along with the deck. Motion was made by Mr. Jungkind, seconded by Mr. Connor to deem the application incomplete. All were in favor. The site committee for this application consists of Mr. Connor and Mr. Klein.

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Darlene Green gave a synopsis of the new COAH rules which are anticipated to be adopted on November 17, 2014. The rules were published on June 2, 2014 and public comments will be accepted until August 1, 2014. The prior obligation to the township was a total of 44. With the new rules, the obligation will be 56. Mrs. Green gave recommendations on what the township should do. Motion was made by Mr. Simonetti, seconded by Mr. DeCarolis authorizing Mrs. Green to write a letter to COAH commenting on the proposed rules. This will cost approximately. \$500.00. All were in favor.

Open meeting to the public-Motion was made by Mr. DeCarolis, seconded by Mr. Simonetti to open the meeting to the public. All were in favor.

David Robinson of James Alexander Corp asked what the process is for his site approval from 2009. They didn't put the extension on the building and meantime the extension time has lapsed. Mr. Lavery recommended that he talk to his attorney about the permit extension act to see if it applies.

Motion was made by Mr. DeCarolis, seconded by Mr. Stracco to close to the public. All were in favor.

Executive session-Motion was made by Mr. DeCarolis, seconded by Mr. Stracco to enter into executive session with regard to pending litigation. All were in favor. Motion was made by Mr. Connor, seconded by Mr. Simonetti to return to public session. All were in favor. At this time, Mr. DeCarolis and Mr. Stracco left the building. Upon returning, Mr. Lavery stated that the discussion was on the pending litigation in the Donna Marie application. No official action was taken by the board. Copies of the minutes will be available as such time the board decides there is no harm to the public interest.

Adjournment-There being no further business motion was made by Mr. Simonetti, seconded by Mr. Connor to adjourn the meeting. All were in favor.

Respectfully Submitted,

Brenda J. Kleber, Secretary