

The Regular Meeting of the Planning Board of the Township of Upper Deerfield was held on Monday, November 19, 2012 at 7:00 P.M. in the Municipal Building, Seabrook, N.J.

Chairman Bruno Basile called the meeting to order and read the following notice:

This is a regularly scheduled meeting of the Planning Board of the Township of Upper Deerfield. In compliance with the "Open Public Meeting Act" a schedule of regular meetings containing the location and time and date of each meeting was approved at the Annual Organization Meeting of the Board, and within seven days following such Organization meeting, a copy of such schedule of regular meetings was posted in the Municipal Building at Seabrook, New Jersey, which Notice has remained so posted throughout the year, and copies of the schedule of regular meetings have been mailed to The News of Cumberland County and filed with the Township Clerk in compliance with said Act.

Present:

Chairman Bruno Basile,

Members: Terry O'Neill, Scott Smith, Russ Vanella, Jack Waselik, Anthony Buono, Sr. Alt # 2, Robert Comer, Alt # 3

Staff: Engineer, Robert C. DuBois, P.E., Planner, Randy Scheule, PP, AIC, Solicitors, Theodore H. Ritter, Esq., Matthew Ritter, Esq., Secretary Vicki Vagnarelli.

Absent: Vice Chairman: Ed Overdevest, Edward Fleetwood, Pauline Smith, Gene Stoms, Louis J. Bramante Jr. Alt #1, and Michael Blandino, Alt # 4

On motion of Robert Comer, seconded by Anthony Buono., Minutes of November 14, 2012 Approved

APPLICANT/DEVELOPMENT

P 10-12 Robert Hasher -1708/19 Minor S/D – Due to the County taking an Easement the application has now changed and applicant may now need variances for lot coverage & front yard set back along with the minor subdivision. Due to variances applicant will need to advertise.

On motion of Robert comer, seconded by Jack Waselik the Board vote all in favor to Table the application until December 17, 2012. Mr. Ritter will send confirming letter.

Z 12-12 Felipe LaBoy -2301/11.03 Outdoor wood boiler was unable to attend. Application carried to December 17 with no need to further advertise.

P 11-12 Farm Credit East , ACA - 2501/2 construct 1 story 2, 254sq. ft blding, 12 new parking spaces, C variance side yard set back, renovate vestibule adding 9sq feet to existing area. Was represented by Attorney Michael Fralinger, Engineer, Michael Fralinger of Fralinger Engineering, Scott Anderson, VP and Manager of Farm Credit East and James V. Livotti Engineer.

After discussion on motion of Jack Waselik, seconded by Anthony Buono the Board Approved Completeness.

Roll Call

Bruno Basile – Aye

Russell Vanella – Aye

Pauline Smith – absent

Scott Smith – Aye

Jack Waselik – Aye

Anthony Buono, Sr., Alt #2 Aye

Michael Blandino, Alt #4 absent

Ed Overdevest – absent

Ed Fleetwood – absent

Terry O'Neill – Aye

Gene Stoms – absent

Louis J. Bramante, Jr., Alt #1 – absent

Robert Comer, Alt #3 – Aye

Technical portion of hearing for Farm Credit East, Mr. Anderson informed men and women bathrooms and training room would be new. Offices downstairs would be moved upstairs. One or two rooms may not be filled immediately.

Drawing of reconfigured vestibule area and west to east of what building will look like was shown to Board members. Mr. Livotti prepared the drawing. Lighting and Signs were discussed and Chairman Basile made applicant aware they must comply with Township Ordinance. After further discussion on motion of Jack Waselik, seconded by Robert Comer the Public Hearing was open. No one came for or against the applicant and on motion of Russ Vanella seconded by Jack Waselik the Public Hearing portion was closed. On motion of Anthony Buono, seconded by Robert Comer the Board Approved the application.

Roll Call

Bruno Basile – Aye

Russell Vanella – Aye

Pauline Smith – absent

Scott Smith – Aye

Jack Waselik – Aye

Anthony Buono, Sr., Alt #2 Aye

Michael Blandino, Alt #4 absent

Ed Overdevest – absent

Ed Fleetwood – absent

Terry O’Neill – Aye

Gene Stoms – absent

Louis J. Bramante, Jr., Alt #1 – absent

Robert Comer, Alt #3 – Aye

PROFESSIONALS/COMMITTEE/COMMISSION

Matthew E. Pisarski, AICP, PP, Principal Planner of Cumberland County Department of Planning & Development - Presented Farmland Preservation Plan with updated mapping and garnered input from Planning Board members. Any changes must be submitted by December 15, 2012

PUBLIC COMMENT

No one came before the board regarding public comment

BOARD MEMBER ADDITIONAL INFORMATION

The NJ Planner Sept./Oct. 2012

Russ Vanella reminded Board of Business Meeting Tuesday, November 27 at 5:45pm at Ultra Clean Technologies. Location: 1274 Highway 77, Seabrook, NJ 08302. Will be speakers and tour of plant.

Being no further business on motion of Jack Waselik, seconded by Robert Comer the meeting was adjourned at 8:19pm.

Respectfully Submitted

Vicki Vagnarelli