

The Regular Meeting of the Planning Board of the Township of Upper Deerfield was held Monday, June 9, 2014 at 7:00 pm 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 South Jersey Times South and The Press of Atlantic City and filed with the Township Clerk in compliance with said Act.

Present:

Chairman: Bruno Basile,

Vice Chairman: Ed Overdevest

Members: Edward Fleetwood, Russ Vanella, Jack Waselik, Anthony Buono alt# 1, Robert Comer alt# 2, Joseph Spoltore alt# 4

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

**Absent:** Pauline Smith, Terry O'Neill, Scott Smith, Louis J. Bramante, Jr, Matthew Ritter, Esq.,

Michael Blandino alt# 3 has resigned per Township Mayor and Michele Mooney, new member was sworn in and will become alternate 4 moving Joseph Spoltore up to alternate 3.

On motion of Russell Vanella, seconded by Ed Overdevest, Minutes of May 12, 2014 Approved

On motion of Ed Fleetwood seconded by Anthony Buono the following resolution was memorialized.

**UPPER DEERFIELD TOWNSHIP  
PLANNING BOARD  
RESOLUTION - 2-2014  
REVIEW AND APPROVAL OF TOWNSHIP COMMITTEE  
RESOLUTION 14-77**

**WHEREAS**, the Township Committee of the Township of Upper Deerfield has determined that a significant portion of dwellings in the Township are in a deteriorated, or substandard condition; and

**WHEREAS**, the Township Committee has determined that the granting of exemptions and abatements from taxation for improvements to the substandard and deteriorated dwellings will encourage the renovation and rehabilitation of those dwellings to the overall benefit of Upper Deerfield Township; and

**WHEREAS**, the Township Committee has determined that the entirety of the Township qualifies as an area in need of rehabilitation; and

**WHEREAS**, the Township Committee adopted its Resolution #14-77 on March 20, 2014, declaring Upper Deerfield Township to be an area in need of rehabilitation for the sole purpose of supporting the adoption of a five year exemption and abatement ordinance pursuant to N.J.S.A. 40-A:2-1; and

**WHEREAS**, the Township Committee has referred its Resolution #14-77 to the Upper Deerfield Township Planning Board pursuant to N.J.S.A. 40A:12-A-14; and

**WHEREAS**, the Township Planning Board discussed these issues at its regular monthly meeting of May 12, 2014.

**NOW, THEREFORE, BE IT RESOLVED**, that the Planning Board of the Township of Upper Deerfield, endorses and approves Upper Deerfield Township Committee Resolution 14-77 which declares that the entirety of Upper Deerfield Township is an area in need of rehabilitation for the purpose of allowing exemptions and abatements for improvements to residential dwellings in accordance with the five year Exemption and Abatement Law, N.J.S.A. 40A:21-1, *et seq.*

**CERTIFICATION**

This Resolution was duly adopted on May 12, 2014.

TOWNSHIP OF UPPER DEERFIELD  
PLANNING BOARD

By: \_\_\_\_\_  
EDWARD OVERDEVEST, VICE CHAIRMAN

ATTEST: \_\_\_\_\_  
VICKI VAGNARELLI, SECRETARY

**Roll Call**

Bruno Basile – no vote	Ed Overdevest – Aye
Russell Vanella – Aye	Ed Fleetwood – Aye
Pauline Smith – Absent	Terry O’Neill – Absent
Scott Smith – Absent	Jack Waselik – Aye
Louis J. Bramante, Jr., Absent	
Anthony Buono, Sr., Alt #1 Aye	Robert Comer, Alt #2 Absent
Michael Blandino, Alt #3 resigned	Joseph Spoltore, Alt #4 no vote

**Professionals/Committee/Commission**

Planner Scheule & Engineer DuBois -Storm Water Management Ordinance – discuss possible referral to Township Committee. (received copies at meeting of May 12)

There was no public comment

**Board Member Additional Information**

NJ Planner March/April 2014 Edition  
Received May 28, 2014 from Envirotrac Environmental Services on behalf of Hess Corporation submitted proposal for Classification Exception Area (CEA) for environmental investigation at the above referenced site. Former Hess Station File # 30253, 1070 N Pearl Street – NJDEP Incident # 89-03-31-1006 SRP PI # 008418

There being no further business the meeting was adjourned

Respectfully Submitted,

Vicki Vagnarelli