

MINUTES
BYRAM TOWNSHIP PLANNING BOARD
MARCH 15, 2012

CALL TO ORDER

Chairman Shivas called the meeting to order at 8:00 p.m.

ROLL CALL

	<i>Mr. Chozick</i>	<i>Mr. Kaufhold</i>	<i>Mr. McElroy</i>	<i>Mrs. Raffay</i>	<i>Mr. Valentine</i>	<i>Mrs. Segal</i>	<i>Mr. Walsh</i>	<i>Mayor Oscovitch</i>	<i>Mr. Gonzalez</i>	<i>Ms. Shimamoto</i>	<i>Mr. Shivas</i>
Roll Call	H	H	A	H	H	H	H	A	H	H	H
	Attorney Secretary			Kurt Senesky Cheryl White							

STATEMENT BY CLERK

Adequate notice of this meeting has been published specifying the time and place in compliance with the provisions of the Open Public Meeting Act.

FLAG SALUTE led by Chairman Shivas

MINUTES:

March 1, 2012

A motion was made by Mr. Kaufhold and seconded by Ms. Segal to approve the minutes with some minor corrections. The following vote was taken:

	<i>Planning Board Member</i>	<i>Mr. Chozick</i>	<i>Mr. Kaufhold</i>	<i>Mr. McElroy</i>	<i>Mrs. Raffay</i>	<i>Mrs. Segal</i>	<i>Mr. Valentine</i>	<i>Mr. Walsh</i>	<i>Mayor Oscovitch</i>	<i>Mr. Gonzalez</i>	<i>Ms. Shimamoto</i>	<i>Mr. Shivas</i>
Motion		X										
Second					X							
Aye	X	X		X	X		X		X	X	X	
Nay												
Abstain						X						
Absent			X					X				

Motion carried.

REVIEW OF CAPITOL PROJECT

Courtesy review for the installation of the Brookwood Park fence for Block 40 Lot 19.

Township Manager Joe Sabatini provided a brief description of the Brookwood Park project, which began with a 2011 trails grant. The Brookwood Park project will provide access to Lubbers Run and in the future will be a key trail link within the town-wide system and a launching point for the three-mile Lubbers Run water trail.

Township Attorney Kurt Senesky stated that when the municipality considers a capitol project the Planning Board can provide a courtesy review of the project and if needed provide a recommendation to the Governing Body. Mr. Sabatini noted the review is about the installation of an eight-foot-high chain link fence replacing an existing six-foot-high chain link fence. Mr. Sabatini stated that the Township has received a letter of support and some funding for the fence from the East Brookwood Property Owners Association. The fence will provide security for the well house that sits on this property, on which the EBPOA has an easement. The fence will have a ten-foot-wide lockable gate to allow for needed maintenance on the wellhead, and the property will be surveyed with four corner monuments installed.

Chairman Shivas opened to the public.

Jack Moran, 7 East Waterloo Road wanted to reiterate to the Board that the EBPOA has an easement on the parcel and added that currently there is a basketball hoop on the property which the town may want to remove. Mr. Sabatini said the town will remove the hoop.

Eugene Zisa, 3 Brookwood Road who wanted to be sure the split rail fence that will be installed along the parks boundary will not encroach his property. Mr. Sabatini said the park property will be surveyed and the fence will not encroach on Mr. Zisa's property.

Jeannie Moran, 7 East Waterloo Road reiterated that the basketball hoop should be removed.

No one else from the public came forward. Chairman Shivas closed to the public.

A motion was made by Mr. Valentine and seconded by Mr. Walsh to instruct Mr. Senesky to draft a letter of recommendation to the Governing Body that the fence is consistent with Byram's Master Plan and to consider removing the basketball hoop. The following vote was taken:

Planning Board Member	Mr. Chozick	Mr. Kaufhold	Mr. McElroy	Mrs. Raffay	Mrs. Segal	Mr. Valentine	Mr. Walsh	Mayor Oscovitch	Mr. Gonzalez	Ms. Shimamoto	Mr. Shivas
Motion						X					
Second							X				
Aye	X	X		X	X	X	X		X	X	X
Nay											
Abstain											
Absent			X					X			

Motion carried.

RESOLUTION

Adoption of the Master Plan Re-examination Report. A motion was made by Ms. Segal and seconded by Mr. Chozick to approve the resolution as presented. The following vote was taken:

Planning Board Member	Mr. Chozick	Mr. Kaufhold	Mr. McElroy	Mrs. Raffay	Mrs. Segal	Mr. Valentine	Mr. Walsh	Mayor Oscovitch	Mr. Gonzalez	Ms. Shimamoto	Mr. Shivas
Motion					X						
Second	X										
Aye	X	X		X	X		X		X	X	X
Nay											
Abstain											
Absent			X								

Motion carried.

COMPLETENESS

SP2-12, Jefferson Lakes Day Camp, Block 370 Lot 7.01, C-R Zone
Amended site plan to install lighting and water for pole barn.

It was noted that the applicant sent a letter agreeing to all of Mr. Slaby's concerns prior to the hearing. A motion was made by Mr. Valentine and seconded by Mr. Walsh to deem the application complete and schedule the public hearing for April 19, 2012. The following vote was taken:

Planning Board Member	Mr. Chozick	Mr. Kaufhold	Mr. McElroy	Mrs. Raffay	Mrs. Segal	Mr. Valentine	Mr. Walsh	Mayor Oscovitch	Mr. Gonzalez	Ms. Shimamoto	Mr. Shivas
Motion						X					
Second							X				
Aye	X	X		X	X		X		X	X	X
Nay											
Abstain											
Absent			X					X			

Motion carried.

OTHER BUSINESS

Alternative Energy - Chairman Shivas believes that with the cost of energy rising, it is important that the Planning Board discuss alternative energy and the need for an ordinance. The Board secretary will get copies from other municipalities that have energy ordinances and ask the Construction Office for guidelines they may have. The Board will discuss this issue at the April 19th, 2012 meeting. After conducting research and determining if the ordinance is consistent with the Master Plan the Planning Board can make a recommendation to the Council for an ordinance.

Soil Importation – Mr. Kaufhold stated that the subcommittee had a meeting and Dave Gray from the Environmental Commission attended the meeting to discuss a possible ordinance. Mr. Gray was going to draft an ordinance for review. Mr. Kaufhold will reach out to him.

Sign Ordinance – Ms. Raffay noted they have been unable to set a date where everyone was available. They will keep trying.

REPORTS FROM COMMITTEES

TC – Ms. Raffay noted the Council decided the Board of Health should provide a representative for the County Water Quality Committee (Management PAC).

EC - No report.

ARC – No report

OS - No report

BILLS

Lou Slaby & Associates \$671.10 (2 bills)

A motion was made Mr. Walsh and seconded by Mr. Valentine to approve Mr. Slaby's bills. All were in favor. Motion carried.

Heyer, Gruel & Associates \$2,170.00 (1 bill)

A motion was made Mr. Walsh and seconded by Mr. Valentine to approve Mr. Gleitz's bill. All were in favor. Motion carried.

Schenck, Price, Smith & King, LLP \$2,395.00 (8 bills)

A motion was made Mr. Walsh and seconded by Mr. Valentine to approve Mr. Gleitz's bill. All were in favor. Motion carried.

Chairman Shivas opened the meeting to the public. No one from the public came forward. Chairman Shivas closed the meeting to the public.

A motion to adjourn the meeting was made at 9:17 p.m. by Mr. Valentine and seconded by Mr. Kaufhold. The meeting was adjourned.

Respectfully submitted:

Cheryl White