

Vice Chairman Leavens called the regular meeting of December 8, 2008 of the Washington Township Planning Board to order at 7:30 p.m.

MEMBERS PRESENT

CLASS IV: Mark Bauerlein, William Leavens, Kathleen McGroarty, Louis Mont Eric Trevena

ALTERNATES: Sam Akin

CLASS I:

CLASS II:

CLASS III: Howard Popper

OTHERS ABSENT: DiSalvo, Beute, Monahan, Tobin

STAFF PRESENT: Clerk Kesper, Attorney Cofoni, Engineer Hall, Planner Banisch

Adequate notice of this meeting was sent to the Observer-Tribune and the Morristown Daily Record on January 18, 2008 and posted on the Bulletin Board on the same date. Two notices were mailed, as there were two requests.

**\*\*NO NEW CASES OR WITNESSES SHALL BE HEARD SUBSEQUENT TO 10:30 PM\*\***

Pledge of Allegiance

**MINUTES**

1. Minutes from the November 10, 2008 Regular Meeting

Mr. Trevena made a motion to approve the minutes, seconded by Mr. Mont. A voice was taken; Mr. Akin abstained; all others were in favor and the motion carried.

**RESOLUTIONS**

08-17Sciaretta Enterprises (Claremont Properties) – Block 4, Lot 7.05 – C02 – 68 US Route 46 West – C-1 Zone – Approval of Request for a One Year Extension of Final Approval for Retail A / Unit 2 (NJSA 40:55D-52 (a) & (c))

Ms. McGroarty made a motion to approve the resolution, seconded by Mr. Popper. A roll call vote was taken:

Ayes: Bauerlein, Leavens, McGroarty, Mont, Popper, Trevena, Beute

Nays: None Abstain: Absent: DiSalvo, Monahan

Ineligible: Akin, Tobin

08-18 Dickey/Malone and McGarry – Block 14, Lots 1.02 and 1.03 – Drakestown Road – R-5 Zone – Approval of Request for Lot Line adjustment with variances

Ms. Cofoni reviewed minor changes to the distributed resolution.

Ms. McGroarty made a motion to approve the resolution, seconded by Mr. Trevena.

Ayes: Bauerlein, Leavens, McGroarty, Mont, Popper, Trevena,

Nays: None Abstain: DiSalvo Monahan, Beute Absent: Akin, Tobin

08-19 Hammer – Block 23, Lot 15.02 – 32 Rock Road – Approval of Request for two lot minor subdivision with variances to allow the two current houses to be on individual

Ms. Cofoni reviewed minor changes to the distributed resolution.

Ms. McGroarty made a motion to approve the resolution, seconded by Mr. Mont.

Ayes: Bauerlein, Leavens, McGroarty, Mont, Popper, Trevena

Nays: None Abstain: Absent: DiSalvo, Beute, Monahan

Ineligible: Akin, Tobin

***The meeting was opened to the public for items not on the agenda. There were no questions or comments from the public and the meeting was closed to the public.***

**PUBLIC HEARING/APPLICATIONS -**

1. Regency at Long Valley – Block 28, Lots 46 & 47 – 55 Fairview Avenue - Request for Soil Disturbance Permit for import of soil from Estates at Long Valley

Mr. Leavens announced that the meeting was adjourned at the applicant's request to January 12, 2009

2. St. Lukes Parish – Block 34, Lot 38.01 – West Mill Road – Request for Waiver of Site Plan for Day School (in existing facility) for 3, 4 & 5 year olds (24 students/4 teachers)

Wassim Nader, Applicant's Engineer  
Jonathon Donath, Applicant's Attorney  
Michael Keating, Applicant

Michael Keating and Wassim Nader were sworn in by Attorney Cofoni.

Mr. Donath stated that St. Lukes Parrish is proposing a day school at the church.

Mr. Keating answered Mr. Hall that this pre-school is associated with the church and would be an accessory use. It would be 9-1 Monday, Wednesday and Friday for the four year old program and Tuesday and Thursday for the three year old program. The rooms proposed to be used are not being used at this time during the day. They will be using various classrooms depending on the curriculum each day. There would be up to 24 children and 4 teachers each day.

Mr. Nader addressed the letter from the Health Officer, Ms. Cooke-Gibbs and the DEP letter and stated that the DEP has approved the current septic system for the day school of 24 students and 4 teachers.

Mr. Keating stated that they have approximately 1200 families in the church and 400 students in the Sunday School program.

The board reviewed the correspondence from the Health Department and DEP.

Mr. Keating acknowledged that if the program is successful and they want to expand they will have to come back to this board and the DEP.

Mr. Nader stated that there would be no additional signs.

Mr. Keating stated that initially the school will be opened to parishioners only. They will get Fire Department approval, if necessary. He stated that they will also get their license from the State of New Jersey.

Mr. Akin made a motion to approve the waiver as requested, seconded by Mr. Popper. A roll call vote was taken:

Ayes: Bauerlein, Leavens, McGroarty, Mont, Popper, Trevena, Akin

Nays: None          Abstain:          Absent: DiSalvo, Beute, Monahan, Tobin

3. Valley View Chapel – Block 36 Lot 43 & 43.01 – East Mill Road – Request for Amendment to Resolution of Approval for Preliminary and Final Site Plan to allow for Construction of Foundation before signed plans

Mr. Leavens announced that this application was adjourned at the applicants request to January 12, 2009

***DISCUSSION /  
CORRESPONDENCE***

1. Vouchers

Mr. Bauerlein made a motion to approve the vouchers reviewed by the Chairman and found in order and send them on for payment. Seconded by Mr. Leavens. A voice vote was taken; all were in favor and the motion carried.

2. Highlands

Ms. Kesper relayed for Mr. Banisch that his firm has had problems with the maps that were provided by the Highlands and he was not able to put together the presentation he planned. She explained that the Highlands maps provided do not have streets on them and that when Banisch Associates added them and tried to print the program would crash. She stated that Banisch Associates is working closely with Highlands staff to correct the problem.

Ms. Kesper explained the proposed schedule of review would be first to review are the Highlands maps to see if there are any errors or technical problems and that Mr. Banisch would be providing the Township zoning map and highlands land use maps over 2006 aerials for the board's review. The next item would be a build out analysis based on the Highlands criteria. She noted that both these items must be completed in February and also that Banisch Associates has been asked to do a pilot for another township on the build out criteria. After these tasks are complete the Board would review and discuss whether the Township should opt into the plan for the Planning area or not.

2, 2009 Dates

Noted for the record.

Mr. Leavens made a motion to adjourn, seconded by Mr. Popper. A voice vote was taken; all were in favor and the meeting was adjourned at 8:15 p.m.

---

Virginia R. Kesper, Clerk