

**Borough of Watchung  
Planning Board Meeting  
June 17<sup>th</sup>, 2014 Minutes**

Chairman Schaefer called the meeting to order at 7:30 p.m. Salute to the flag. The Chair called for a roll call. Present at the call of the roll were:

Schaefer (X) Boyd (X) Desnoyers (X) Ellis (X) Haveson (X) Nehls (A) Pennett (A)  
Pote (A) Speeney (X) Hartmann(X).

Linnus (X) Herits (X)

Chairman Schaefer indicated that there was a quorum to conduct business. Chairman Schaefer stated that this meeting was being held in compliance with N.J.S.A. 10:4-6 of the Open Public Meetings Law and proper notification of this meeting has been made.

Chairman Schaefer asked for a motion to approve the minutes of May 20<sup>th</sup>, 2014 it was motioned and seconded. Hearing no discussion it was approved on a voice vote.

Don Speeney attended the June 9<sup>th</sup> COAH meeting with Al Ellis and reported that the Mayor and Council have taken the lead on the COAH issue and there is nothing more for the Planning Board to do at this time. The sentiment at the COAH meeting was similar to the Planning Board in that there seems to be confusion as to what the COAH obligations are going forward. Marsha Shifman and Al Cruz attended the meeting and had nothing new to add. Mr. Ellis said that COAH has not formulated the rules yet and should be published in the fall.

Tom Hartmann questioned as to why we were having a meeting with no business on the agenda. Chairman Schaefer said he had a valid point but she felt it was important to have this meeting to discuss the June 9<sup>th</sup> COAH meeting findings. Frank Linnus said that he serves on several boards and what's happening in Watchung regarding COAH is reflective of what's happening in central NJ. He said that the Planning Board and Board of Adjustment are required to meet once a month unless there is no business on the agenda.

The borough council is in the process of adopting two land use ordinances, Ordinance 14/11 and Ordinance 14/12. Ordinance 14/11 28-1008 Section D is making fees equal to ALL who live there with no distinction between the condominium and homeowner association fees, and low- and moderate-income. Ordinance 14/12 increased the development fees percentages in Sections A 1 and A 2 both from 1% to 1.5% respectively.

After discussion, a motion was called to approve the adoption of proposed Ordinance 14-11 as it is consistent with the master plan and the Planning Board recommends adoption by the governing body. The motion was made by Mr. Haveson and seconded by Mr. Speeney. The Chairman asked for a call of the roll the responses were as follows:

Boyd (Yes) Desnoyers (Yes) Ellis (Yes) Haveson (Yes) Speeney (Yes) Hartmann(Yes)  
Schaefer (Yes)

After discussion, a motion was called to approve the adoption of proposed Ordinance 14-12 as it is consistent with the master plan and the Planning Board recommends adoption by the governing body. The motion was made by Mr. Haveson and seconded by Mr. Speeney. The Chairman asked for a call of the roll the responses were as follows: Boyd (Yes) Desnoyers (Yes) Ellis (Yes) Haveson (Yes) Speeney (Yes) Hartmann (Yes) Chairman Schaefer (Yes).

Chairman Schaefer asked if there was any more discussion and Mr. Ellis said that the condition of Getty gas station looks terrible and would like to see it cleaned up. Tom Herits said that it falls under property maintenance handled by Ed Bennett. Chairman Schaefer said she would contact Carolyn about it tomorrow.

Hearing no more discussion, the Chair adjourned the meeting at 8:15 p.m. until the next meeting of July, 15<sup>th</sup> 2014.

Respectfully Submitted,

Maryann Amiano  
Planning Board Clerk