

**MINUTES OF THE HARDYSTON TOWNSHIP PLANNING BOARD MEETING  
HELD AUGUST 28, 2014**

**CALL THE MEETING TO ORDER:** Chairman Kaminski called the meeting to order at 7:30 p.m. and read the following Statement of Compliance.

**STATEMENT OF COMPLIANCE:** Pursuant to the Open Public Meetings Act, Chapter 231, P.L. 1975, adequate notice as defined in section 3D of Chapter 21 P.L. 1975, has been made to the New Jersey Herald and is also posted on the bulletin board at the Hardyston Township Municipal Building.

**ROLL CALL:**

Leslie Hamilton – Present  
Carl Miller – Present  
Robert Neubig – Present  
Robert Schultz – Present  
William Hickerson – Present  
James Homa – Present  
Donald Trien – Absent  
Jeffrey Albanese – Present  
Brian Kaminski – Present

**OTHERS PRESENT:** Robert P. Guerin, P.E., P.P.; Thomas F. Collins, Esq., P.P., and Carrine Piccolo-Kaufer, P.P., were present.

**FLAG SALUTE:** Chairman Kaminski led the *Pledge of Allegiance*.

**APPROVAL OF MINUTES:** A motion to approve the *Minutes of the Hardyston Township Planning Board Meeting Held July 24, 2014*: The matter was carried to the 9/25/14 hearing date.

**RESOLUTIONS:** PB-2-14-1, Hudson Energy Solar Corporation, Preliminary and Final Site Plan, “C” Variance, Block 67 Lot 2.11 — a motion to adopt the memorializing resolution was made by Carl Miller and seconded by Bob Neubig. There was no discussion. Roll Call: Leslie Hamilton – yes; Carl Miller – yes; Bob Neubig – yes; William Hickerson – yes; James Homa – yes; Jeffrey Albanese – yes; Brian Kaminski – yes. The motion carried.

PB-1-12-1a AMARC Realty, L.L.C., Extension Request, Amended Preliminary and Final Site Plan, Block 64 Lot 8.01 — a motion to adopt the memorializing resolution was made by Carl Miller and seconded by Bob Neubig. There was no discussion. Roll Call: Leslie Hamilton – yes; Carl Miller – yes; Bob Neubig – yes; William Hickerson – yes; James Homa – yes; Jeffrey Albanese – yes; Brian Kaminski – yes. The motion carried.

**HEARINGS:** There were no hearings scheduled.

**REVIEWS:** Draft Resolution and Highlands Preservation Area Master Plan Element – scheduling of master plan amendment public hearing for Checklist Alternative. The matter was carried to the 9/25/14 hearing date.

**CORRESPONDENCE:** There was no correspondence.

**BILLS:** Subcommittee representative Homa presented that the bill report was correct. A motion to approve a recommendation that the Township Council pay the bills listed on the August 28, 2014 bill report was made by James Homa and seconded by William Hickerson. Roll Call: Leslie Hamilton – yes; Carl Miller – yes; Bob Neubig – yes; William Hickerson – yes; James Homa – yes; Jeffrey Albanese – yes; Brian Kaminski – yes. The motion carried.

**PUBLIC PARTICIPATION:** No members of the public addressed the Board.

**EXECUTIVE SESSION:** Thomas F. Collins, Esq., read the following motion into the record: A motion to approve the resolution to go into closed or executive session pursuant to §7 and §8 of the Open Public Meetings Act to discuss matters of attorney-client privileged communication regarding draft COAH rules and substantive certification and matters to be revealed to the public upon the completion of all litigation and appeals and the removal of the need for confidentiality. This motion was made by Carl Miller and seconded by Bob Neubig. Roll Call: James Homa – yes; William Hickerson – yes; Leslie Hamilton – yes; Carl Miller – yes; Bob Neubig – yes; Jeffrey Albanese – yes; Brian Kaminski – yes. The motion carried. The Board entered executive session at 7:45 p.m. Chairman Kaminski called the meeting to order at 8:07 p.m.

**ADJOURNMENT:** Having no further business, a motion to adjourn was made by Brian Kaminski. All were in favor. The motion carried. The meeting concluded at 8:08 p.m.

Minutes respectfully submitted by,

/s/ Anne-Marie Wilhelm  
Land Use Administrator