

**MINUTES OF THE HARDYSTON TOWNSHIP PLANNING BOARD MEETING HELD
JULY 23, 2020**

CALL THE MEETING TO ORDER: The meeting was called to order at 7:00 p.m. A motion to appoint Carl Miller as *Chairman Pro Tem* was made by Jim Homa and seconded by Sally Goodson. All were in favor. Acting Chairman Miller read the following *Statement of Compliance* and led the flag salute.

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 – Absent (Class III)
Carl Miller (Class II) – Present
Bob Schultz (Class II) – Present
Jim Homa – Present
Robert T. Cook – Present
Bob Neubig (Vice Chairman) – Absent
Bill Hickerson (Chairman) – Absent
Sally Goodson (Alternate 1) – Present
Ed Zinck (Alternate 2) – Absent

OTHERS PRESENT: Michael G. Vreeland, P.E., P.P., and Thomas J. Molica, Esq.

APPROVAL OF MINUTES: A motion to approve the *Minutes of the Hardyston Township Planning Board Meeting Held February 27, 2020* was made by Sally Goodson and seconded by Bob Schultz. There was no discussion. Roll Call: Carl Miller – yes, Bob Schultz – yes, Sally Goodson – yes. The motion carried.

RESOLUTION: There were no resolutions scheduled.

CAPITAL IMPROVEMENT REVIEW: *Proposed Improvements for the Wallkill Valley Regional Board of Education: Climbing Pole Area, New Gravel Road, Vertical Roof Carport, Storage Shed, and Lean-To at Wallkill Valley Regional High School, 10 Grumm Road, Hardyston, NJ 07419, Block 64 Lot 4.02 State Project Number: 37-5435-060-020-2000* — Martin J. Malague, Esq., appeared on behalf of the Wallkill Valley Regional Board of Education. Witness Joe Hurley, School Business Administrator/Board Secretary, was sworn. Joshua Thompson, AIA, was qualified by the Planning Board and sworn.

Mr. Thompson provided an overview of the project stating Wallkill Valley Board of Education and Sussex County Community College (hereinafter the “College”) have partnered to establish a linesman training facility on property leased by the College and located at Wallkill Valley Regional High School. He defined the scope of work as the installation of a gravel road composed of 8" gravel fill composed of ¾" aggregate, a pre-fab carport, a maintenance shed, and a field of telephone poles. He confirmed that lighting is not proposed. Mr. Thompson stated he did not have specific information about the field of telephone poles, and he confirmed that the site’s circulation pattern had not been worked out. He presented development work would be performed by the College or Wallkill Valley Regional Board of Education.

Mr. Thompson stated the intent is for the College to operate the program in the program’s first year with Wallkill Valley Regional High School offering the program in the second year. He confirmed college and high school students would not use the facility at the same time. He noted there would be no live electric lines utilized in the training program. Mr. Hurley confirmed that both entities would be required to carry insurance.

Mr. Hurley stated bucket truck training would also be provided with the trucks being provided by the college. Mr. Thompson noted up to three trucks would be stored in the proposed shed and the

program's students could utilize the high school's visitor parking area. It was noted that bathrooms exist in the football /track and field area.

Board members discussed the matter. Mr. Schultz suggested the program be structured to allow students to obtain/qualify for necessary certifications, which may enhance employment opportunities. Specifically, he offered that a certification is necessary to gain employment as a bucket truck operator. Mr. Miller presented the need for skilled labor and opined the program was a benefit to the public. Mr. Molica noted the proposal was in accordance with the purposes of N.J.S.A. 40:55D-2a. *To encourage municipal action to guide the appropriate use or development of all lands in this State, in a manner which will promote the public health, safety, morals and general welfare;* and N.J.S.A. 40:55D-2f. *To encourage the appropriate and efficient expenditure of public funds by the coordination of public development with land use policies.*

A motion to find and confirm the Capital Improvement Plan to be consistent with the *Hardyston Township Master Plan* was made by Sally Goodson and seconded by Bob Schultz. Roll Call: Carl Miller – yes, Bob Schultz – yes, Jim Homa – yes, Robert T. Cook – yes, Sally Goodson – yes. The motion carried. The Board discussed a request to waive the reading of the resolution to allow development to proceed prior to adoption of a resolution. A motion to waive the reading of the resolution to allow development of the site, excluding the development of the pole area, which would be subject to the review and any requirements of the construction department, was made by Bob Schultz and seconded by Jim Homa. All were in favor. The motion carried.

HEARINGS: There were no matters scheduled.

CORRESPONDENCE: Thomas J. Molica, Esq., reviewed the *Hardyston Township Settlement Agreement Midpoint Report: Very Low-Income Status Report and 2020 Annual Report* Docket No. *SSX-L-431-15* forwarded to the Board via correspondence dated June 30, 2020. He agreed to provide the Board with 2020 Affordable Housing Regional Income Limits.

BILLS: A motion to pay the bills listed on the *July 23, 2020 Bill Report* was made by Jim Homa and seconded by Bob Schultz. There was no discussion. Roll Call: Carl Miller – yes, Bob Schultz – yes, Jim Homa – yes, Robert T. Cook – yes, Sally Goodson – yes. The motion carried.

OPEN TO THE PUBLIC: The meeting was opened to the public. No members of the public addressed the Board. The meeting was closed to the public.

DISCUSSION: There was no discussion.

ADJOURNMENT: Having no further business, a motion to adjourn was made by Bob Schultz. All were in favor. The meeting concluded at 7:40 p.m.

Minutes respectfully submitted by,

Anne-Marie Wilhelm
Land Use Administrator