

## Maurice River Township Land Use Board

The Chairman announced that this meeting was being held in accordance with Open Public Meetings Act of New Jersey.

Meeting Minutes: April 5, 2017

Present: B. Stowman, K. Whildin, J. Oliver, R. Chard, R. Hoffman, J. Sterling, R. Dilks, M. Benson, C. Morrissey, T. Cuviallo

Flag Salute

Motion to approve previous minutes, Chard, 2<sup>nd</sup> Whildin, AIF, Hoffman abstained.

Correspondence:

\*NJ DEP Permit Application

Joseph Cox

Replace Malfunctioning septic system

63 Main St, Block 297, Lot 16

\*American Littoral Society

Notice of Proposed Habitat Restoration Work at Thompson's Beach

Ben Stowman gave some background information on the restoration project.

\*NJ Planner Jan/Feb

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Tiffany Cuviallo presented Resolution #2017-01

Recommending the Designation of Block 257, Lot 1 as an area in need of Rehabilitation

Routes 347 and 47

3.95 Acres

PB Zoning District

Underutilized property

The Board can refer it to the Township Committee. They will reaffirm the approval and it will come back to the Board, possibly at the May meeting.

Motion to approve Resolution #2017-01 and refer it to the Township Committee Chard, 2<sup>nd</sup> Hoffman, Whildin and Oliver Abstained, All Others in Favor

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Whibco Inc.

Informal Presentation

Solar Field @ Site #1

Michael Benson stated to the Board that they can ask questions but do not make any conclusions as it is not an application.

Wade Sjogren, President explained the project. It will be in the buffer near Lot 12 (PVC-3 Zone) and Lot 11 (PC Zone)

Mr. Helbig gave an overview of the site and where the solar field would possibly go.

This would require a "D" Variance

It is Inherently Beneficial

It will be an accessory to the mining operation

Property is owned by Whibco, the Solar Co will lease the property.

Pinelands has previously looked at this area as part of the Environmental Study. They believe Pinelands will approve the project.

It will produce 2 Mega Watts per year

Discussion was held on:

There would be need to be a Decommission Plan

Where would the access be?

Fencing

Deed Restriction, Solar or Buffer

What is the time frame?

Whibco will be speaking with a consultant, there will be bidding for the project and they have to go to Pinelands for approval.

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Further Discussion was held on the 347/47 Dunkin Donuts property.  
There will need to be more land for deed restriction due to the septic issues.  
Dunkin Donuts will also want to put a shopping center on the site.  
Entrances were discussed. Possibly on the Citgo and Causeway side.

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Motion by Oliver to open for public comment, 2<sup>nd</sup> Whildin, AIF  
There was no public comment  
Motion to close Hoffman, 2<sup>nd</sup> Chard, AIF

Motion for Adjournment Whildin, 2<sup>nd</sup> Hoffman, AIF

Respectfully Submitted,  \_\_\_\_\_ Lillian Johnson, Secretary