

**Minutes Open Session
Allamuchy Land Use Board – November 29, 2021**

The Allamuchy Township Land Use Board held their rescheduled regular November meeting on Thursday, November 29, 2021 at the Municipal Building. The meeting was called to order at 7:33 p.m. by Chairwoman Clara Bajc and she led the Board in the Pledge of Allegiance.

STATEMENT: Board Secretary Alfia Schemm announced that adequate notice for this meeting has been provided according to the “Open Public Meetings Act.”

ROLL CALL:

PRESENT: Clara Bajc, James Cote, Scott Churchill, Jeff McDonnell, Rich Lomonaco and Adam Jones

ABSENT: Chris Metternich, Charles Zukoski, and Richard Evans

ALSO PRESENT: Board Engineer/Planner Paul Sterbenz, Board Attorney Roger Thomas, and Board Secretary Alfia Schemm

ANNOUNCEMENTS:

None

MINUTES:

The minutes of the October 28, 2021 meeting were distributed prior to the meeting. Mr. Churchill made the motion to adopt the minutes. Motion seconded by Mr. Cote. In a roll call vote, all were in favor of adopting the minutes, except for Mr. McDonnell, who was not present at the October meeting and he abstained.

OPEN TO THE PUBLIC:

Chairwoman Bajc opened the meeting to the public for non-agenda items. With there being no public comment, the meeting was closed to the public.

MEMORIALIZING RESOLUTION:

#21-001 Girolamo Arena, Block 901, Lot 30

Mr. Thomas stated that there was one modification to the Resolution that was suggested about there being no illumination/lighting, which he will include as a condition.

Mr. Churchill made the motion to adopt the Resolution as modified this evening. Motion seconded by Mr. Jones. In a roll call vote, all were in favor, except for Mr. McDonnell, who was not present and he abstained along with Mr. Cote and Mayor Lomonaco who had recused themselves.

Master Plan Discussion

Mr. Sterbenz reviewed where the Board left off at the last meeting and the submitted written scope of work (the base work and options/studies). He stated that if everyone is satisfied with the submitted recommendations, the Board can recommend that the Governing Body budget for a Master Plan Re-examination in 2022.

Mr. Churchill made the motion to recommend that the Governing Body budget for a Master Plan Reexamination for 2022 . Discussion on the motion: Mr. Thomas stated that he anticipates he may need \$2000-\$2500 for his portion of the work. Mr. Sterbenz stated that he believes that the Township CFO may recommend a \$25,000 budget. Motion seconded by Mr. Cote. In a roll call vote, all were in favor.

The Board discussed forming a master plan subcommittee. Chairwoman Bajc, Mr. Churchill, and Mr. McDonnell volunteered to be on the subcommittee.

Electric Charging Stations

Mr. Sterbenz then reviewed the adopted Statewide Statue, the Model Ordinance, and what would trigger the installation of required charging stations, which was reviewed by the Board.

Mr. Churchill made the motion to recommend that the Township adopt the model ordinance. Motion seconded by Mr. McDonnell. In a roll call vote, all were in favor.

Marijuana Survey

It was agreed that the survey would be mailed out.

December Meeting Date

With there being no need for a December meeting date at this time, it was agreed to authorize both Mr. Thomas and Mr. Sterbenz to review any potential applications for completeness.

Chairwoman Bajc made the motion to authorize Mr. Thomas and Mr. Sterbenz to review any potential applications for completeness. Motion seconded by Mr. Churchill. In a roll call vote, all were in favor.

ADJOURNMENT:

In a motion made and seconded the meeting adjourned at 7:51 p.m.

Respectfully Submitted:

Alfia Schemm
Board Secretary
12/30/21