

**MINUTES OF THE
SPRING LAKE PLANNING BOARD
SEPTEMBER 10, 2014**

The regular meeting of the Spring Lake Planning Board was held on the above date at 7:00 PM in the Municipal Building, 423 Warren Avenue, Spring Lake, NJ.

Chairman Nicholas Sapnar called the meeting to order, led everyone in the Pledge of Allegiance to the Flag and announced that this meeting is being held in accordance with the Open Public Meetings Act and adequate notice has been published and posted per Chapter 231 P.L. 1975.

The Board Secretary called the roll for attendance. Present were Joseph Rizzo, Cindy Napp, Walter Judge, Councilman David Frost, Melissa Smith-Goldstein, Matthew Sagui, Kathleen Scotto, Lisa DeBerardine, and Chairman Nicholas Sapnar.

Chairman Sapnar called for a motion to approve the minutes of the August 13, 2014 meeting.

Motion by Judge, seconded by Rizzo, that the minutes of the August 13, 2014 meeting, as amended be adopted. On roll call Board Members Rizzo, Frost, Goldstein, Scotto, DeBerardine, and Sapnar voted Aye. None No. Motion carried.

Resolution #20-2014 Swistel/Myskowski

Motion by Judge, seconded by Rizzo, that Resolution #20-2014 Swistel/Myskowski be adopted. On roll call Board Members Rizzo, Frost, Goldstein, Scotto, DeBerardine and Sapnar voted Aye. None No. Motion carried.

Discussion: SMRSA Rehabilitation Project of Pitney Avenue Pump Station

Mr. Judge explained that Joe Rizzo, Michael Burke and himself met with SMRSA representative to make suggestions about landscaping and fencing around the mobile trailer. The three of them reviewed SMRSA's plan and made suggestions. SMRSA then came back with a second plan which was reviewed and agreed upon that the plan would work. Mr. Judge mentioned some of the highlights. The fence will be a faux wrought iron instead of wood or vinyl lattice. He explained that some of the suggestions were the coloring of the faux clap board siding; the color will be more of an earth tone, certain kinds of shrubs and to add more black pines. Mr. Judge had suggested for SMRSA to come to the Planning Board with the architect and present the landscape/fence plan. However, SMRSA representatives did not have any intention of coming back the Board. Michael Mattia is here tonight not to present but to listen and respond to any questions or comments.

Mr. Mattia explained that he is here to confirm that SMRSA is committed to doing everything and more. He added that SMRSA will always be a good neighbor. He explained that the color of the one in Sea Girt was the neighbors' choice; they thought that it would blend. Mr. Judge

read Mr. Rizzo's email from May 7, 2014 with respect to the mobile trailer stated that it is preferred that it be finished in a muted neutral grayed and earth toned color.

Mrs. Napp asked what will be the final height of the trailer. Mr. Mattia explained that the height has not changed since the original design. Mr. Judge added that nothing on the trailer changed as far as height or dimensions. Mr. Mattia stated that they would like to lower the trailer down however; they cannot since the application is before Federal and State agencies. He added that SMRSA is receiving Federal money to help pay for it.

Mr. Frost asked if it would be possible for SMRSA to present the landscape plan to the Council. Mr. Mattia answered that is a possibility. Mr. Mattia added that SMRSA's attorney spoke with Mr. McGill and one of the concerns was that SMRSA did not want the public to perceive that the application was still open, the construction phase is almost done.

Mr. McGill explained that under the Capitol Review scenarios there is forty-five days to act or not act; once the Board gives their recommendation, whatever entity is before the Board can move forward. He added that if no recommendation is given and the forty-five days have lapsed then the entity can move forward as well. He explained that the Board gave recommendations to SMRSA and they are cooperating however, the forty-five day time frame has also passed. He added that the scenarios do not apply to SMRSA presenting to the Council.

Mr. Judge agreed to having SMRSA present however, he suggested having Michael Ruppel present the landscape design, color of the trailer, and the fence. He added the presentation should be a representation of where it is now not where it started.

Mr. Frost asked when construction would start on the project. Mr. Mattia answered approximately a month.

Mr. Judge asked if the unit was purchased. Mr. Mattia answered that he thinks so.

Mrs. Goldstien asked who is responsible for maintaining the landscaping. Mr. Mattia answered that anything off the SMRSA property would be the Borough and anything on SMRSA property would be SMRSA's responsibility.

Mrs. Napp asked if the Department of Public Works is aware that they are responsible for maintaining the landscaping. Mr. Mattia explained that is one of the items SMRSA will have to discuss with the Council, to receive permission to plant on Borough property.

Mrs. Napp suggested that SMRSA maintain the landscaping on Borough property the first year since they are maintaining their own landscaping. Mr. Mattia explained that is not typically SMRSA's business. Mrs. Napp asked if they hire people to do their landscaping. Mr. Mattia answered that a lot of SMRSA employees do the landscaping.

Mr. Hilla noted that contractually there will probably be a maintenance and performance period. He added that if a Borough employee cut or trims items within the maintenance period and accidentally does something it may void the maintenance period.

Mrs. Napp explained that the landscaping would need to be watered or have a sprinkler system installed. Mr. Mattia explained that he does not think that SMRSA will put in an irrigation system connected to a well since there is underground piping that goes in different directions. Mr. Judge stated that a well is not needed since there is water service there. Mr. Hilla added that the TWA permit required at least a yard hydrant; there cannot be a sanitary facility without a way to wash things down.

Mrs. Napp asked when the planting will begin. Mr. Mattia answered that he does not have the schedule and it could be later than spring of next year.

Lyle Marlowe, 110 Pennsylvania Avenue thinks that the project is going to be nice. He added that hopefully changes will be made to the Pennsylvania Avenue pump station. He then asked if this pump station has a generator, if so which direction does the exhaust face. Mr. Mattia answered yes there is a generator and the louvers are facing toward the street however there is a pipe that exits out of the top of the trailer. Mr. Marlowe then asked who is responsible for moving the equipment when needed. Mr. Mattia answered that SMRSA would hire people however the Borough has helped in the past. He added that the unit would need to be hooked up to a trailer and it would be pulled to a guaranteed dry location during the storm.

Motion by Chairman Sapnar, seconded by Judge, to have Mr. McGill put a letter together for SMRSA with a copy to the Borough Council; the Board recommends that the plans be amended to include an automated irrigation system for the plantings proposed. Discussion in this regard focused on the ability to include a drip irrigation system to ensure the initial viability of the plantings. The Board also recommends that the color of the unit be of muted, neutral grayed or earth tone.

Motion by Sapnar, seconded by Rizzo, that the meeting be adjourned. On roll call all Board Members voted Aye. None No. Motion carried. Time: 7:35 P.M.

Respectfully submitted:



Dina M. Partusch-Zahorsky
Board Secretary

