

The regular meeting of the Open Space Advisory Committee was called to order at 7:10 p.m. Present for this meeting were the following Committee members: John Cronce, Jamie Kamph, Dan Malek, Hal Shute, and Cathy Urbanski. Rich Schaible was absent. Christine Rosikiewicz, Committee Secretary, was also present. Township Committee liaison George Fisher arrived at 7:32pm.

OPEN TO THE PUBLIC

There were no comments from any public present.

APPROVAL OF MINUTES – July 14, 2015

Mr. Shute made a motion to approve the July 14, 2015 minutes. Ms. Urbanski seconded the motion. All were in favor with Mr. Malek abstaining; the motion passed.

OLD BUSINESS**Green Acres Projects**

Green Acres Signage: Ms. Urbanski created maps of the municipal owned properties. Mr. Malek and Mr. Shute will determine and mark on the maps where the signs should go and provide this information to the Road Department to install the signs. Ms. Urbanski spoke to the Rattigan's and Andreoli's they will take a sign for their trail. Mr. Malek and Mr. Shute will mark spots on the maps and flag the ground for the six large signs for the Road Department to install.

Farmland Preservation

Wooden: Mr. Shute will contact D&R Greenways as they reached out to him regarding the mowing as they believe trees were mowed over.

Toll North (Amwell Chase): Funds were approved for both properties. Mr. Shute is expecting the draft survey in the mail. Toll surveyed the land themselves.

Lambert: Title work has been received from the County. The survey is expected in September. Mr. Shute recommended the Township attorney review the contracts and deed of easement as the Township will be paying \$300,000.

Mr. Fisher arrived at this time (7:32).

Holcombe III: Mr. Cronce reported that the size of the exception area is being worked out with the cellular company. There is a question about whether the easement language needs to be changed.

Fulper: Mr. Shute met with the SADC. There are two options; to preserve the whole General Development Plan (GDP) which is 250 acres as one farm or preserve as two farms on the south side under current zoning. The second option of preserving the two farms can only be done by ignoring the GDP. Mr. Shute received a letter from the State explaining this which he forwarded to Mr. Fulper. Mr. Shute asked for less of a reduction in the GDP. He will follow up with Mr. Fulper.

Mr. Cronce asked if funds would be available next year for this project. Mr. Shute replied that they would be. Mr. Fisher reminded the Committee that there is the option of borrowing funds if desired.

Mr. Shute said he was advised by the SADC that the two properties on the south side cannot just be preserved as the properties are all linked together. The GDP can be ignored and the two farms can be preserved under the current 8 acre zoning. The cost of preserving the property was discussed.

Mr. Cronce asked the Committee if they are interested in preserving this property. Mr. Malek inquired about the number of homes that could be built. Mr. Shute discussed the possible number of homes that could be built on the property. Sixty-seven homes could be built on the north side but possibly reduced to fifty if the second option is taken.

Mr. Cronce inquired if there was a time limit. Mr. Shute said the GDP was approved in 2004. It is good for ten years. A ten year extension was granted until 2024.

The Committee discussed the number of homes that could be built on the property with regard to zoning, wells, and perk. If the homes are built then the south side of the property will need to be preserved at no cost to the Township according to the agreement. Ms. Urbanski noted that this property would link to the other D&R Greenway and Green Acres properties.

Ziegenfuss: It was explained that there are two easements on this property, an 18 foot easement on the Lambert property and a Green Acres easement on the west side of the property. Ms. Ziegenfuss reapplied to the County. The County can preserve without the Township. Mr. Cronce went over the property and asked the Committee for input. The property could be considered “self-preserved” but it also is surrounded by other preserved properties. The proposed pipeline is on the property. The cost of the driveway and infrastructure that would need to be constructed was considered. The Committee discussed this property and it was determined a letter would be sent from the Open Space Advisory Committee to the County that the Committee is not in favor of preserving the property as it lacks realistic development potential.

Kiriluk: Ms. Urbanski reported that Mr. Kiriluk is interested in preserving. The Committee will await contact from him.

Hunting Program: Mr. Malek reported that fees are all in for this year. Mr. Fisher inquired about hunting on Sunday. Bow hunting is allowed on Sunday and target practice is allowed from 12-5. The Township has revenues of around \$2000 from the hunting program. Positive comments were made about the revenue from the program and the benefit of the properties being properly patrolled.

Website: Ms. Urbanski is monitoring the website.

NEW BUSINESS

Hunterdon Land Trust: Training on Monitoring Easements Using Maps and GPS Units: Ms. Urbanski explained that Hunterdon Land Trust would like the Committee’s help with monitoring their 150 acres of easements in the Township. Volunteers are being solicited to learn GPS and mapping. The location of the property was discussed. Ms. Kamph will be meeting with Hunterdon Land Trust next week. She commented on the need for the Committee to work out something “long term” as funds run down. This training is also on the agenda for the Environmental Committee next week.

CORRESPONDENCE

CADB Agenda: Mr. Shute commented on an item on the agenda as follows: JCPL ADA NOI for West Amwell Township. He explained that this was also in the previous month's CADB minutes but was not explained. Mr. Shute will follow up on this item.

Invitation to Right to Farm Agricultural Viability Workshop: Mr. Shute received this invitation and read it to the Committee.

Mr. Shute announced that the monthly CADB meeting is next week but he is not available to attend; Mr. Cronce will attend it.

OPEN TO PUBLIC

There was no public present.

NEXT MEETING DATE

November 10, 2015

ADJOURNMENT

Ms. Urbanski made a motion, seconded by Mr. Cronce, to adjourn the meeting at 8:15 p.m. All were in favor; the motion carried.

Respectfully submitted,

Christine A. Rosikiewicz
Open Space Secretary