

READINGTON TOWNSHIP PLANNING BOARD MINUTES
VIRTUAL REGULAR MEETING
January 25, 2021

The Meeting was called to order by Chair Monaco at 7:00 p.m. stating that the requirements of the Open Public Meetings Act have been met and that this meeting had been duly advertised.

CHAIR MONACO ANNOUNCED THAT IN ORDER TO COMPLY WITH THE EXECUTIVE ORDERS SIGNED BY THE GOVERNOR AND IN AN EFFORT TO FOLLOW BEST PRACTICES RECOMMENDED BY THE CDC, THIS MEETING WILL BE CONDUCTED VIRTUALLY FOR ALL BOARD MEMBERS, BOARD PROFESSIONALS, APPLICANT AND APPLICANT'S TEAM, ANY INTERESTED PARTIES AND MEMBERS OF THE PUBLIC. MEMBERS OF THE PUBLIC ARE INVITED TO VIEW MEETINGS LIVE USING WEBEX WHICH ALLOWS THEM TO "RAISE A HAND" AND CONTRIBUTE WITH VOICE AND VIDEO DURING THE PUBLIC PORTIONS OF THE MEETING. MEMBERS OF THE PUBLIC WHO ARE CALLING IN BY PHONE WILL ALSO HAVE THE OPPORTUNITY TO CONTRIBUTE WHEN CALLED UPON TO SPEAK.

SWEARING IN OF NEW MEMBERS

Attorney Razin swore in new members as follows:

M. Elizabeth Duffy- Class IV
Jerry Cook -Class II

ROLL CALL

Board Members in Attendance:

Albanese, J.
Allen, J. (Arrived at 7:05 pm)
Cook, J.
Duffy, E.
Filler, C.
Fort, B.
Mueller, A.
John, C.
Monaco, R.
Rohrbach, T.
Hindle, J.

Others Present:

Attorney Kathryn Razin for Board Attorney Jonathan Drill, Esq., and Board Secretary Ann Marie Lehberger

MINUTES

Ms. Duffy, Ms. Fort and Ms. Hindle abstained from December 14, 2020.
Mr. Cook moved, and Ms. Allen seconded a motion to approve the December 14, 2020 and January 11, 2021 minutes. The motion carried unanimously.

RESOLUTIONS

There were no resolutions presented for Board consideration.

PUBLIC HEARING

Branchburg Route 22 LLC (Verano)

Appl# PB19-011- B 14 Lot 49, 3576 Route 22

Preliminary & Final Major Site Plan- Cannabis Grow Facility

Chair Monaco announced that due to an error in the notice provided, this application will not be heard this evening. It will be heard at the meeting on February 22, 2021 at 7:00 pm. New notice will be provided.

OTHER BUSINESS

Discussion- Board of Adjustment 2019 Annual Report

The Board reviewed the annual report from the Board of Adjustment for 2019 and determined that they would like to receive feedback from the Board Planner and further discuss at a future meeting.

Adoption of 2021 Rules and Regulations

Mr. Albanese moved, and Mr. Cook seconded, a motion to adopt the Planning Board Rules and Regulations for 2021. The roll call vote follows:

Member	Motion	2nd	Yes	No	Abstain	Absent	Not Eligible	Recused
Albanese	X		X					
Allen			X					
Cook		X	X					
Filler			X					
Fort			X					
John			X					
Mueller			X					
Duffy			X					
Monaco			X					
Rohrbach Alternate #1							X	
Hindle Alternate #2							X	

The Board discussed getting back to the review of ordinances. Chair Monaco noted that the sign ordinance was almost completed. It was also noted that the recently adopted tree ordinance needs to be relooked at for possible amendments.

It was also determined that the checklist subcommittee would start working on reviewing the checklists.

Mr. Cook questioned the number of trees that were being taken down at the Readington Commons site because it appears to be very close to the neighboring residential properties. Chair Monaco stated that he will follow up with construction official to ensure they are in compliance with the approved plans.

ADJOURNMENT

Mr. Cook moved, and Ms. Filler seconded a motion to adjourn. The motion carried unanimously, and the meeting was adjourned at approximately 7:30 p.m.

Respectfully submitted,
Ann Marie Lehberger
Planning Board Secretary