

**MINUTES
OF THE
CRANBURY TOWNSHIP
PLANNING BOARD
CRANBURY, NEW JERSEY
MIDDLESEX COUNTY**

**MINUTES JUNE 15, 2017
APPROVED ON JULY 6, 2017**

TIME AND PLACE OF MEETING

The regular meeting of the Cranbury Township Planning Board was held at the Cranbury Township Hall Municipal Building, 23-A North Main Street, Cranbury, New Jersey, Middlesex County on June 15, 2017, at 7:30 p.m.

CALL TO ORDER

Art Hasselbach, Chairman of the Cranbury Township Planning Board, called the meeting to order.

STATEMENT OF ADEQUATE NOTICE

Pursuant to the Sunshine Law, adequate notice in accordance with the Open Public Meeting Act was provided to this meeting's date, time, place and agenda were mailed to the news media, posted on the Township bulletin board, mailed to those requesting personal notice, and filed with the Municipal Clerk.

MEMBERS IN ATTENDANCE

- ☐ Callahan, Karen (Excused)
- ☒ Cook, David
- ☒ Gallagher, James
- ☒ Hasselbach, Arthur
- ☒ Johnson, Glenn
- ☒ Kehrt, Allan
- ☒ Mavoides, Peter
- ☒ Schilling, Brian (arrived at 7:50 PM)
- ☒ Stewart, Jason

PROFESSIONALS IN ATTENDANCE

- ☐ Andrew Feranda, Traffic Consultant
- ☐ David Hoder, Board Engineer
- ☒ Trishka Cecil, Esquire, Board Attorney
- ☒ Josette C. Kratz, Secretary
- ☐ Richard Preiss, Township Planner
- ☐ Virginia Guinta, Court Reporter

RESOLUTIONS

**PB282-16 Compass @ Cranbury, LLC
Block 7, Lot 17, Zone I-LI-S
57 Station Road
Preliminary & Final Major Site Plan**

MOTION MADE BY: Mr. Johnson
MOTION SECONDED BY: Mr. Stewart

ROLL CALL:

AYES: Mr. Cook, Mr. Gallagher, Mr. Johnson, Mr. Mavoides,
NAYS: None
ABSTAIN: Mr. Kehrt
ABSENT: Mr. Schilling, Ms. Callahan

MOTION CARRIED

**PB295-17 Sun Pharmaceuticals Industries Ltd.
Block 5, Lot 7.01, Zone LI
270 Prospect Plains Road
Minor Site Plan**

Resolution tabled due to request a made by Mr. Gallagher about an engineering evaluation to determine safe set-back requirements property lines, roads and buildings and insure application of sound fire protection and process engineering principles.

**PB 098-05 Cranbury Brick Yard, LLC (a.k.a Viridian &/or Unexcelled)
Block 10, Lot 10 and Block 12, Lot 11, Zone I-LI
Brickyard Road,
Amendment to original Preliminary & Final Major Site Plan**

MOTION MADE BY: Mr. Johnson
MOTION SECONDED BY: Mr. Kehrt

ROLL CALL:

AYES: Mr. Cook, Mr. Gallagher, Mr. Johnson, Mr. Kehrt, Mr. Mavoides, Mr. Schilling, Mr. Haselbach

NAYS: None
ABSTAIN: Mr. Stewart
ABSENT: Ms. Callahan

MOTION CARRIED

APPLICATION(S)

**PB289-16 Radko/Wells Enterprises, LLC
Block 23, Lot 50.01, Zone VC
55 North Main Street
Site Plan Review**

Due to two persons being left off the tac listing provided to the applicant by the tax office, it was decided that it would be best to allow the Board to take justification this even and table the hearing until those two persons could be properly noticed. Motion made to carry application to July 6, 2017 at 7:30 PM the next regularly scheduled meeting date.

MOTION MADE BY: Mr. Stewart
MOTION SECONDED BY: Mr. Cook

ROLL CALL:

AYES: Mr. Cook, Mr. Gallagher, Mr. Johnson, Mr. Kehrt, Mr. Mavoides, Mr. Schilling, Mr. Stewart, Mr. Hasselbach
NAYS: None
ABSTAIN: None
ABSENT: Ms. Callahan

MOTION CARRIED

MINUTES

Upon a motion made and properly second the Board voted unanimously to approved the May 4, 2017 with Mr. Gallagher's corrections.

ADJOURNMENT OF MEETING

There being no further business, on motion duly made, seconded, and carried, the meeting was thereupon adjourned.

CERTIFICATE OF SECRETARY

I, the undersigned, do hereby certify;

That I am duly elected and acting secretary of the Cranbury Township Planning Board and, that the foregoing minutes of the Planning Board, held on June 15, 2017, consisting of four (4) pages, constitute a true and correct copy of the minutes of the said meeting.

IN WITNESS WHEREOF, I have hereunto subscribed my name of said Planning Board this July 6, 2017.

Josette C. Kratz, Secretary

/jck